

Town and County of Nantucket  
Board of Selectmen • County Commissioners

Rick Atherton, Chairman  
Robert R. DeCosta  
Matt Fee  
Tobias Glidden  
Bruce D. Miller



16 Broad Street  
Nantucket, Massachusetts 02554

Telephone (508) 228-7255  
Facsimile (508) 228-7272  
[www.nantucket-ma.gov](http://www.nantucket-ma.gov)

C. Elizabeth Gibson  
Town & County Manager

*AGENDA FOR THE MEETING OF THE  
BOARD OF SELECTMEN  
JANUARY 21, 2015 - 6:00 PM  
PUBLIC SAFETY FACILITY COMMUNITY ROOM  
4 FAIRGROUNDS ROAD  
NANTUCKET, MASSACHUSETTS  
\*\*\*AMENDED JANUARY 16, 2015\*\*\**

- I. BOARD ACCEPTANCE OF AGENDA*
- II. ANNOUNCEMENTS*
- III. PUBLIC COMMENT\**
- IV. NEW BUSINESS\**
- V. APPROVAL OF MINUTES, WARRANTS AND PENDING CONTRACTS*
  1. Approval of Minutes of July 23, 2014 at 4:45 PM; October 29, 2014 at 5:00 PM; November 6, 2014 at 9:00 AM; January 7, 2015 at 6:00 PM.
  2. Approval of Payroll Warrants for Weeks Ending January 11, 2015; January 18, 2015.
  3. Approval of Treasury Warrants for January 14, 2015; January 21, 2015.
  4. Approval of Pending Contracts for January 15, 2015 - as Set Forth on the Spreadsheet Identified as Exhibit 1, Which Exhibit is Incorporated Herein by Reference.
- VI. CITIZEN/DEPARTMENTAL REQUESTS*
  1. Nantucket Public Schools: Request for Authorization for Superintendent of Schools to Submit a Statement of Interest to the Massachusetts School Building Authority for Possible School Building Projects at 10 and 30 Surfside Road, Nantucket.
  2. Superintendent of Schools: Overview Regarding Proposed New School Project.

***VII. PUBLIC HEARINGS***

1. Public Hearing to Consider Petition for National Grid/Nantucket Electric Company Plan # 17901456 to Install One 4" Conduit from Pole 3 65' South Along South Shore Road then 53' West Under Road; and Install 17" x 30" Handhole Approximately 8' off Pavement on West Side of Road for New Service to 6 South Shore Road, Nantucket.
2. Public Hearing to Consider Application to Amend an Existing Bulk Liquid Propane (LP) Gas Storage License for Island Gas, Inc. to Increase Storage Capacity from 60,000 Gallons to 96,000 Gallons at the Existing Facility Located at 9 Arrowhead Drive, Nantucket.
3. Public Hearing to Consider Application for License to be a Dealer in or Keeper of a Shop for the Purchase, Sale or Barter in Junk, Old Metals and Second Hand Articles for Jeffrey Kaschuluk d/b/a North Liberty Consignment Store for Premises Located at 29-31 North Liberty Street, Nantucket.
4. Public Hearing to Consider Application for New Common Victualler License for D & R Company Inc. d/b/a Nantucket Trading Post, Dora Lewis, Manager, for Premises Located at 12 Nobadeer Farm Road, Nantucket.
5. Public Hearing to Consider Application for Transfer of Annual Wine/Malt Beverages Package Store License from Nantucket Trading Post, Inc. d/b/a Nantucket Trading Post to D & R Company Inc. d/b/a Nantucket Trading Post, Dora Yesenia Lemus, Manager, for Premises Located at 12 Nobadeer Farm Road, Nantucket; Request for Determination that the Premises Licensed to Sell Alcoholic Beverages is Not Detrimental to the Educational and Spiritual Activities of a Church or School Pursuant to Section 16C of MGL Chapter 138; and Request for Approval of Change of Manager from John F. Trudell III to Dora Yesenia Lemus.
6. Public Hearing to Consider Application for Alteration of Premises of Seasonal All-Alcoholic Beverages Restaurant License for Hither Creek LLC d/b/a Millie's, Christopher Cochran, Manager, for Premises Located at 326 Madaket Road, Nantucket.

***VIII. TOWN MANAGER'S REPORT***

1. Our Island Home Enterprise Fund; Sewer Enterprise Fund; Solid Waste Enterprise Fund; Airport Enterprise Fund; Wannacomet Water Enterprise Fund; Siasconset Water Enterprise Fund FY 2016 Projected Budgets.
2. Review of Airport Enterprise Fund Payback Agreement Terms.
3. Update Regarding Baxter Road Drainage.
4. Monthly Town Administration Activities Update.

***IX. SELECTMEN'S REPORTS/COMMENT***

1. Adoption of 2015 Annual Town Meeting and Election Warrant.
2. Discussion Regarding Dissolution of Personnel Compensation Review Committee.
3. Ratification of Decision Regarding Appeal of Michael Maitino, as Owner, of Historic District Commission (HDC) Disapproval of Certificate of Appropriateness (COA) No. 62702 with Regard to Property Location of 29 North Liberty Street, Nantucket, MA, Map 41, Parcel 486 (Continued from January 14, 2015).
4. Committee Reports.

***X. ADJOURNMENT***

***\* Identified on Agenda Protocol Sheet.***

***Board of Selectmen Agenda Protocol:***

- ***Roberts Rules:*** *The Board of Selectmen follows Roberts Rules of Order to govern its meetings as per the Town Code and Charter.*
- ***Public Comment:*** *For bringing matters of public interest to the attention of the Board. The Board welcomes concise statements on matters that are within the purview of the Board of Selectmen. At the Board's discretion, matters raised under Public Comment may be directed to Town Administration or may be placed on a future agenda, allowing all viewpoints to be represented before the Board takes action. Except in emergencies, the Board will not normally take any other action on Public Comment. Any personal remarks or interrogation or any matter that appears on the regular agenda are not appropriate for Public Comment.*

*Public Comment is not to be used to present charges or complaints against any specifically named individual, public or private; instead, all such charges or complaints should be presented in writing to the Town Manager who can then give notice and an opportunity to be heard to the named individual as per MGL Ch. 39, s 23B.*

- ***New Business:*** *For topics not reasonably anticipated 48 hours in advance of the meeting.*
- ***Public Participation:*** *The Board welcomes valuable input from the public at appropriate times during the meeting with recognition by the Chair. For appropriate agenda items, the Chair will introduce the item and take public input. Individual Selectmen may have questions on the clarity of information presented. The Board will hear any staff input and then deliberate on a course of action.*
- ***Selectmen Report and Comment:*** *Individual Selectmen may have matters to bring to the attention of the Board. If the matter contemplates action by the Board, Selectmen will consult with the Chair and/or Town Manager in advance and provide any needed information by the Thursday before the meeting. Otherwise, except in emergencies, the Board will not normally take action on Selectmen Comment.*



**EXHIBIT 1**  
**AGREEMENTS TO BE EXECUTED BY TOWN MANAGER**  
**UNLESS RESOLUTION OF DISAPPROVAL BY BOARD OF SELECTMEN**  
**January 21, 2015**

Type of Agreement/Description	Department	With	Amount	Other Information	Source of Funding
Supply Agreement	Police Department	Rydin Decal	Not to exceed \$30,000 (over 3 years); first year \$5,521.50	Printing and supply of various beach and parking permit decals	Beach Revolver and Police Parking Operating Expenses
Service Agreement	DPW	Green Plant-It Landscape	Not to exceed \$3,000	Repairs to decorative streetlamp posts	DPW Budget - Streetlights Maintenance and Repair
Professional Services Agreement	Town Admin	BadgeQuest, Inc.	Not to exceed \$25,000	Recruitment services for Fire Chief position	Professional Services

## Town of Nantucket

### MEMO

TO: Nantucket Board of Selectmen

FROM: Diane A. O'Neil  
Nantucket Public Schools  
Facilities Director

DATE: January 6, 2015

RE: Massachusetts School Building Authority  
Statement of Interest

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In the event of a negative vote for funding at the Annual Town Meeting and/or the subsequent ballot, the Nantucket Public Schools will be again requesting State Funds for the Elementary School project. Because this year's application is due April 10, 2015 and the Annual Town Meeting begins April 6, 2015, we feel we need to submit our application advance.

Enclosed please find the Board of Selectmen vote of authorization for the Nantucket Public Schools to submit a Statement of Interest for State Funding through the Massachusetts School Building Authority (MSBA). Please vote to approve this authorization and sign where indicated.

Thank you



# Nantucket Public Schools Nantucket, Massachusetts



## Nantucket Board of Selectmen Resolution

### **AUTHORIZATION VOTE OF THE BOARD OF SELECTMEN FOR THE TOWN OF NANTUCKET TO SUBMIT A STATEMENT OF INTEREST TO THE MASSACHUSETTS SCHOOL BUILDING AUTHORITY FOR NANTUCKET PUBLIC SCHOOLS**

RESOLVED: Having convened in an open meeting on January 21, 2015, prior to the closing date, the Board of Selectmen of the Town of Nantucket, in accordance with its charter, by-laws and ordinances, authorized the Superintendent of Schools to submit to the Massachusetts School Building Authority the Statement of Interest dated April 10, 2015, for the Nantucket Public Schools, 10 & 30 Surfside Road, Nantucket, MA 02554 which describes and explains the following to the Massachusetts School Building Authority in the future: Replacement, new construction, renovation or modernization for space needs issues which are Priorities 2 & 4 project's (replacement, new construction, renovation or modernization of school facilities for space needs issues): and hereby further specifically acknowledges that by submitting this Statement of Interest, the Massachusetts School Building Authority in no way guarantees the acceptance or approval of an application, the awarding of a grant or any other funding commitment from the Massachusetts School Building Authority, or commits the Town of Nantucket to filing an application for funding with the Massachusetts School Building Authority.

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Rick Atherton, Chairman

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Robert DeCosta

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Bruce D. Miller

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Matthew Fee

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Tobias Glidden

2015 DEPARTMENTAL COMMENT ON UTILITY PETITIONS  
FOR BOS PUBLIC HEARINGS

TYPE: Utility Petition: Manhole and Duct Locations

APPLICANT: National Grid Plan #17901456

SITE ADDRESS: South Shore Road

HEARING DATE: 1/21/2015

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NPD: (No comments received)

NFD: No issues per Fire Chief. *M. McDougall*

PLANNING: The bike path on South Shore Rd is not shown on NGRID's plan and I think the east/west descriptions in the petition are "flipped". The description of the conduit running "53 (feet) west under road" should actually read as "53' east under road and bike path". *M. Burns*

DPW: (No comments received)

WW: Wannacomet Water has no objections to this petition. *R. Gardner*

D. FREDERICKS: Is Planning Department part of the sign-off on utility petitions?  
If not, they should be. (See M. Burns comments above)

## ORDER FOR MANHOLE AND DUCT LOCATIONS

Nantucket MA02554

November 3, 2014

By the Board of Selectmen  
of the Town of Nantucket, Massachusetts

Notice having been given and public hearing held, as provided by law,  
IT IS HEREBY ORDERED:

that **NANTUCKET ELECTRIC COMPANY** be and they are hereby granted permission to excavate the public highways and to run and maintain underground electric conduits, together with such sustaining and protecting fixtures as said Company may deem necessary, in the public way or ways hereinafter referred to, and to make the necessary house connections along said extensions, as requested in petition of said Company dated the **3<sup>rd</sup> day of November 2014**

Said underground electric conduits shall be located substantially in accordance with the plan filed herewith marked—

### **NANTUCKET ELECTRIC COMPANY**

Plan No. **17901456** Dated: **11/03/2014**

The following are the public ways or parts of ways along which the underground electric conduits above referred to may be laid—

#### **South Shore Road**

**NGRID request install 1-4" conduit fr P3 65' south along the side of road then 53' west under road. Install 17"x 30" handhole approx 8' off pavement on the west side of South Shore Rd at the end of the conduit run.**

**Also, there shall be a reservation of one (1) underground conduit for the fire, police, telephone, internet and telegraph signal wires belonging to and used by the municipality for any municipal purpose.**

I hereby certify that the foregoing order was adopted at a meeting of the Board of Selectmen of the Town of **Nantucket**, Massachusetts, held on the \_\_\_\_\_ day of \_\_\_\_\_, 2015.

\_\_\_\_\_  
Clerk of Selectmen

Received and entered in the records of location orders of the Town of Nantucket, Massachusetts

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Attest: \_\_\_\_\_

\_\_\_\_\_  
Town Clerk

I hereby certify that on \_\_\_\_\_, 2015 at 6:00 PM, at the Public Safety Facility,  
4 Fairgrounds Road, Nantucket, MA a public hearing was held on the petition of

**NANTUCKET ELECTRIC COMPANY**

for permission to excavate the public highways and to run and maintain underground electrical conduits described in the order herewith recorded, and that I mailed at least seven days before said hearing a written notice of the time and place of said hearing to each of the owners of real estate (as determined by the last preceding assessment for taxation) along the ways or parts of ways upon which the Company is permitted to erect poles, wires and fixtures under said order. And that hereupon said order was duly adopted.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Selectmen of the Town of  
Nantucket, Massachusetts

**CERTIFICATE**

I hereby certify that the foregoing is a true copy of a location order and certificate of hearing with notice adopted by the Board of Selectmen of the Town of Nantucket, Massachusetts, on the \_\_\_\_\_ day of

\_\_\_\_\_ 2015 and recorded with the records of location orders of said Town,

Book \_\_\_\_\_, Page \_\_\_\_\_.

This certified copy is made under the provisions of Chapter 166 of General Laws and any additions thereto or amendments thereof.

Attest:

\_\_\_\_\_  
Town Clerk







67 336.9  
5 S SHORE RD  
MALCOLM ELLEN R  
ETAL TRUSTEES

67 336.8  
7 S SHORE RD  
MALCOLM ELLEN R ETAL  
TRUSTEES

67 74  
4 S SHORE RD  
WESTERLUND  
WILLIAM C

67 337  
6 S SHORE RD  
CONTE CATHERINE  
E TRST

pole 3

65' +/-

53' +/-

handhole 3-1

4" conduit (tunnelled  
under road by others)

### Legend

existing pole



proposed  
handhole



4" pvc conduit



electric service



**nationalgrid**

6 S Shore Rd  
Nantucket

Scale: NONE  
Date: 10-14-14  
Drawn By: S.Breton

Actrix Drawing Number

17901456



**Pole & UG Petition/Permit Request Form**

City  
Town of Nantucket WR # 17901456  
(circle one)

Install \_\_\_\_\_ SO  
(quantity) JO Poles on \_\_\_\_\_  
(circle one) (street name)

Remove \_\_\_\_\_ SO  
(quantity) JO Poles on \_\_\_\_\_  
(circle one) (street name)

Relocate \_\_\_\_\_ SO  
(quantity) JO Poles on \_\_\_\_\_  
(circle one) (street name)

Beginning at a point approximately 450' feet south of the centerline  
(distance) (compass heading)  
of the intersection of Surfside Rd  
(street name)

and continuing approximately 65' feet in a southerly direction.  
(distance) (compass heading)

**Install underground facilities:**

Street(s) along then across South Shore Rd

**Description of Work:**

Install 1-4" conduit from pole 3 65' south along the side of road then 53' west under road. Install a 17" x 30" handhole approx 8' off pavement on the west side of South Shore Rd at the end of the conduit run.

Note: The conduit has already been installed by private contractor working for the home owner.

ENGINEER S.Breton

DATE 11-3-14



FP-2A  
(Rev. 04-2010)

*The Commonwealth of Massachusetts*

*City/Town of* Nantucket

## Application For License

Massachusetts General Law, Chapter 148 §13

☐ New License ☒ Amended License

GIS Coordinates

LAT. \_\_\_\_\_

LONG. \_\_\_\_\_

License Number \_\_\_\_\_

Application is hereby made in accordance with the provisions of Chapter 148 of the General Laws of Massachusetts for a license to store flammables, combustibles or explosives on land in buildings or structures herein described.

Location of Land: 9 Arrowhead Dr.  
Number, Street and Assessor's Map and Parcel ID

Attach a plot plan of the property indicating the location of property lines and all buildings or structures.

Owner of Land: Island Gas Inc.

Address of Land Owner: 50 Hanabusa Lane

Use and Occupancy of Buildings and Structures: Propane Storage Plant

If this is an application for amendment of an existing license, indicate date of original license and any subsequent amendments

Attach a copy of the current license

### **Flammable and Combustible Liquids, Flammable Gases and Solids**

*Complete this section for the storage of flammable and combustible liquids, solids, and gases; see 527 CMR 14;*

*Attach additional pages if needed. All tanks and containers are considered full for the purposes of licensing and permitting.*

PRODUCT NAME	CLASS	MAXIMUM QUANTITY	UNITS gal., lbs, Cubic feet	CONTAINER UST, AST, IBC, drums

Total quantity of all flammable liquids to be stored: \_\_\_\_\_

Total quantity of all combustible liquids to be stored: \_\_\_\_\_

Total quantity of all flammable gases to be stored: \_\_\_\_\_

Total quantity of all flammable solids to be stored: \_\_\_\_\_



**LP-gas** (Complete this section for the storage of LP-gas or propane)

Indicate the maximum quantity of LP-gas to be stored and the sizes and capacities of all storage containers. (See 527 CMR 6)

❖ Maximum quantity (in gallons) of LP-gas to be stored in aboveground containers: \_\_\_\_\_

List sizes and capacities of all aboveground containers used for storage: \_\_\_\_\_

❖ Maximum quantity (in gallons) of LP-gas to be stored in underground containers: 96,000 Gal

List sizes and capacities of all underground containers used for storage: 4 x 30,000 Gal

UG Propane tanks @ 80%

Total aggregate quantity of all LP-gas to be stored: \_\_\_\_\_

**Fireworks** (Complete this section for the storage of fireworks)

Indicate classes of fireworks to be stored and maximum quantity of each class. (See 527 CMR 2)

❖ Maximum amount (in pounds) of Class 1.3G: \_\_\_\_\_ Type/class of magazine used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.4G: \_\_\_\_\_ Type/class of magazine used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.4: \_\_\_\_\_ Type/class of magazine used for storage: \_\_\_\_\_

Total aggregate quantity of all classes of fireworks to be stored: \_\_\_\_\_

**Explosives** (Complete this section for the storage of explosives)

Indicate classes of explosive to be stored and maximum quantity of each class. (See 527 CMR 13)

❖ Maximum amount (in pounds) of Class 1.1: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.2: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.3: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.4: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.5: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

❖ Maximum amount (in pounds) of Class 1.6: \_\_\_\_\_ Number of magazines used for storage: \_\_\_\_\_

I, Charles C Yates, hereby attest that I am authorized to make this application. I acknowledge that the information contained herein is accurate and complete to the best of my knowledge and belief. I acknowledge that all materials stored pursuant to any license granted hereunder must be stored or kept in accordance with all applicable laws, codes, rules and regulations, including but not limited to Massachusetts Chapter 148, and the Massachusetts Fire Code (527 CMR). I further acknowledge that the storage of any material specified in any license granted hereunder may not exceed the maximum quantity specified by the license.

Signature Charles C Yates Date 12/11/14 Name Charles C Yates

Fire Department Use Only

I, Mike M.S., Head of the Newbury Fire Department endorse this application with my

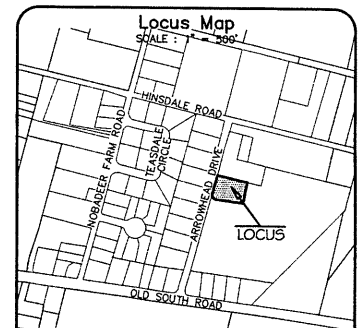
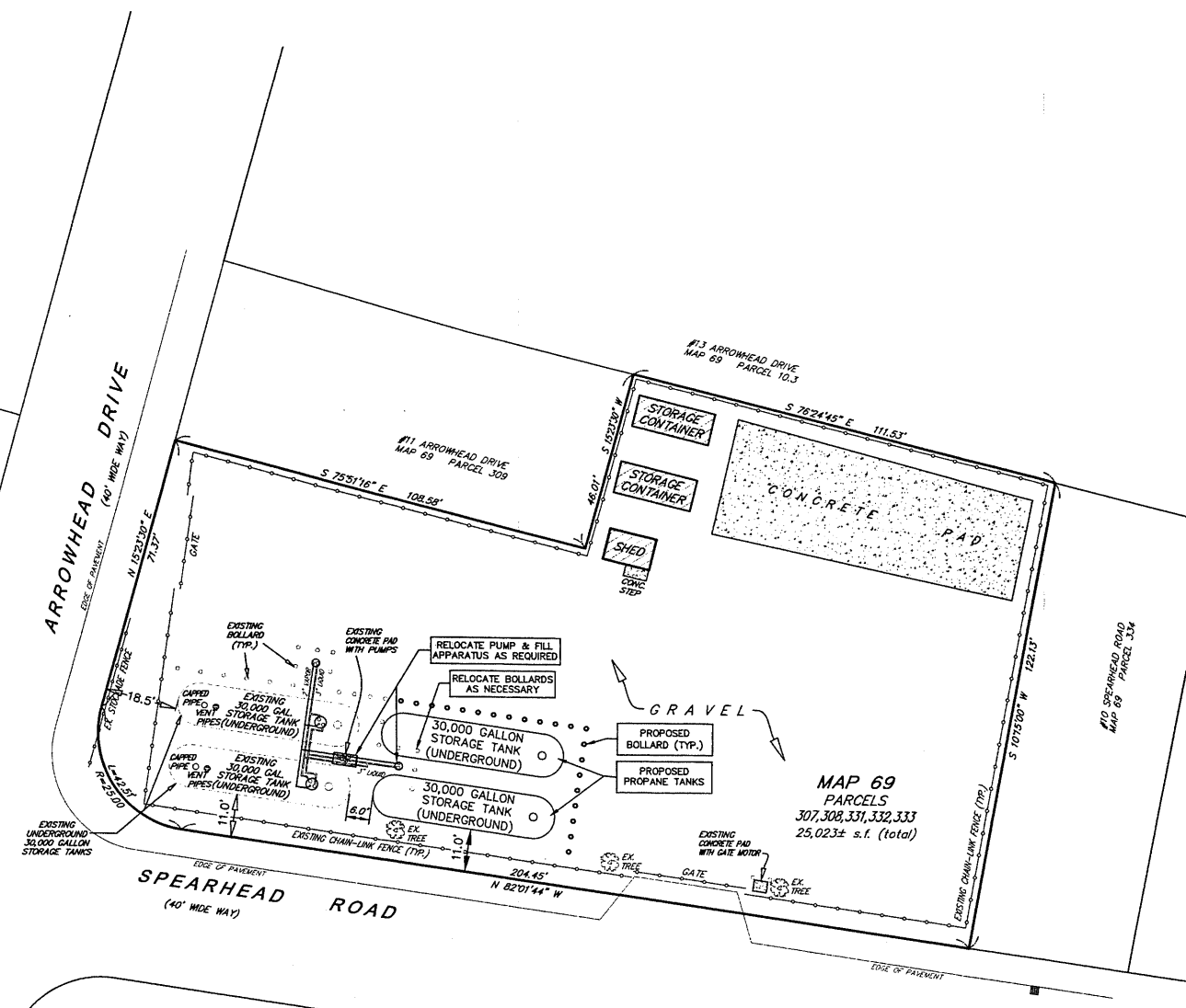
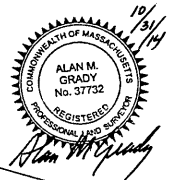
☒ Approval ☐ Disapproval

Signature of Head of the Fire Department

Date

Recommendations:

Inspection required after installation of new tank



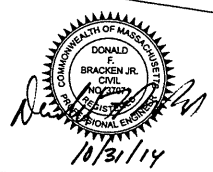
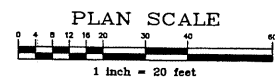
**Notes**

- LOCUS: #9 ARROWHEAD DRIVE  
MAP 69 PARCEL 10
  - OWNER: ISLAND GAS, INC.
  - DEED REF: CERT #24784 (DOC #140948)
  - PLAN REF: LCC #26984-B  
(LOTS 168, 169, 206, 207, 208)
  - LOCUS DOES NOT FALL WITHIN A SPECIAL FLOOD  
HAZARD ZONE PER FEMA FLOOD INSURANCE RATE MAP  
No. 25019C-0093-G dated 06/03/14.
  - LOCUS DOES NOT FALL WITHIN THE NATURAL  
HERITAGE and ENDANGERED SPECIES PROGRAM  
(NHESP) AREAS OF ESTIMATED HABITATS OF  
RARE WILDLIFE and PRIORITY HABITATS OF  
RARE SPECIES.
  - ZONE: RC-2\*
- REQUIRED**
- LOT AREA: 5,000 s.f.  
FRONTAGE: 40'  
FRONT YARD: 10'  
SIDE/REAR YARD: 5'  
COVERAGE: 50%
- \*LOT SUBJECT TO ZONING AT THE TIME OF  
CREATION, REFER TO L.C.C. 26984-B AND  
SUBDIVISION APPROVAL DATED 11/16/10.

Prepared By:  
**RACKEN ENGINEERING, INC.** Engineering - Surveying  
Environmental Permitting  
19 Old South Road  
Nantucket, MA 02554  
Phone: 508-325-0044 Fax: 508-833-2282

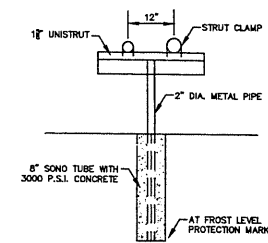
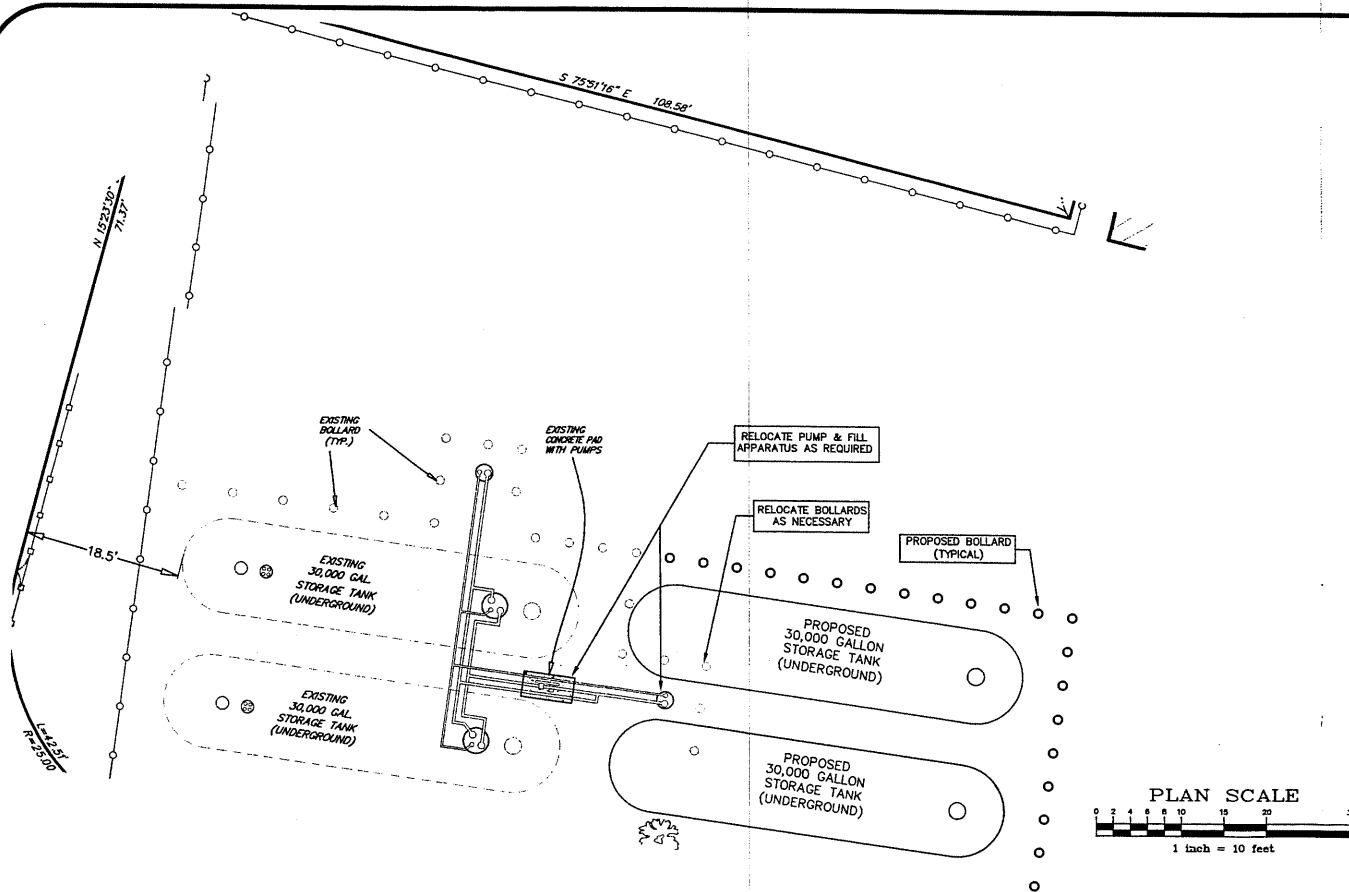
**SITE PLAN FOR PROPOSED  
PROPANE TANK LOCATIONS  
IN NANTUCKET, MA**  
Prepared For:  
**ISLAND GAS, LLC.**  
#9 ARROWHEAD DRIVE  
MAP 69 PARCELS 307,308,331,332,333

**NOTE:**  
SEE PIPING SCHEMATIC AND BURIAL DETAIL  
PLAN, PREPARED BY QUALITY GAS SERVICE,  
INC. FOR FURTHER DETAIL.



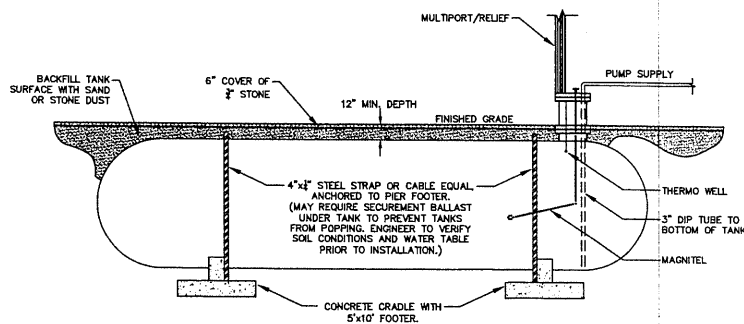
NO.	DATE	DESCRIPTION	BY

Date: OCTOBER 31, 2014	Sheet: 1 of 2
Drawn By: ERC	Checked By: DFB
Job No.: -	Drawing Name: 9 Arrowhead Drive - P. Site Plan 10-21-14



**TYPICAL PIPE SUPPORT SECTION**  
NOT TO SCALE

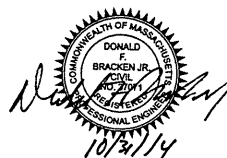
**PLAN SCALE**  
1 inch = 10 feet



**TANK DETAIL - ELEVATION VIEW**  
NOT TO SCALE

**GENERAL NOTES:**

- 1) PIPE SUPPORTS TO BE SET AT 10' O/C (MAX.)
- 2) ALL PIPING TO BE A105 GRADE B SCH. 40 WELDED/SCH. 80 THREADED.
- 3) PIPES AND TANKS TO BE PRESSURE TESTED AT WORKING PRESSURE PER NFPA 58
- 4) TANKS TO BE SURFACE COATED AND HAVE CATHODIC PROTECTION INSTALLED VIA MAGNESIUM ANODE BAGS WITH ABOVE GRADE MONITORING STATIONS.
- 5) TANKS TO BE SECURED TO PROTECT FROM BUOYANCY.
- 6) DETAILS AND INFORMATION SHOWN PROVIDED BY OTHERS AND SHOWN FOR PERMITTING PURPOSES ONLY. FINAL PLANS TO BE REVIEWED AND APPROVED BY A QUALIFIED PROPANE DISTRIBUTION SPECIALIST.

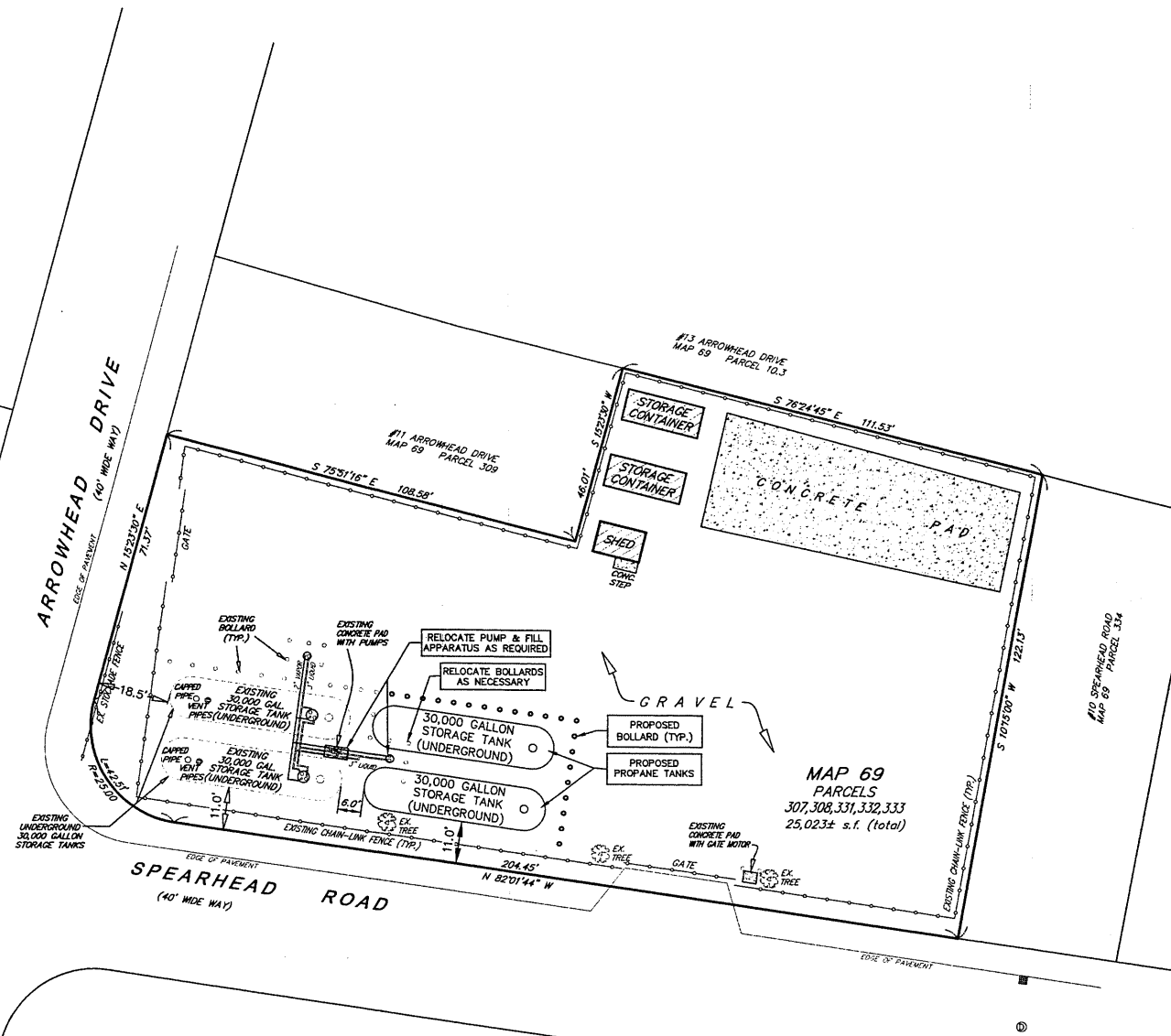
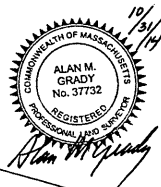


NO.	DATE	DESCRIPTION	BY

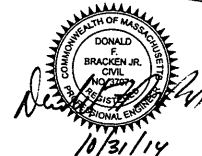
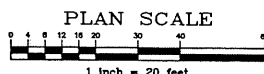
Prepared By:  
**RACKEN ENGINEERING, INC.** Engineering - Surveying  
 Environmental Permitting  
 19 Old South Road  
 Nantucket, MA 02554  
 Phone: 508-325-0044 Fax: 508-833-2282

**SITE PLAN FOR PROPOSED PROPANE TANK LOCATIONS IN NANTUCKET, MA**  
 Prepared For:  
**ISLAND GAS, LLC.**  
 #9 ARROWHEAD DRIVE  
 MAP 69 PARCELS 307,308,331,332,333

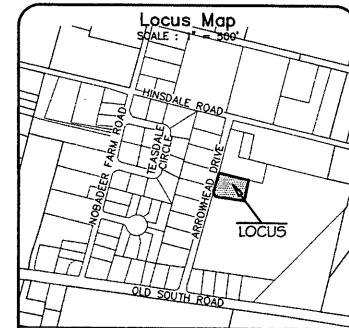
Date: OCTOBER 31, 2014	Sheet: 2 of 2
Drawn By: ERC	Checked By: DFB
Job No.: -	Scale: AS NOTED
	Drawing Name: S Arrowhead Drive - P. Site Plan 10-21-14



**NOTE:**  
SEE PIPING SCHEMATIC AND BURIAL DETAIL PLAN, PREPARED BY QUALITY GAS SERVICE, INC. FOR FURTHER DETAIL.



NO.	DATE	DESCRIPTION	BY

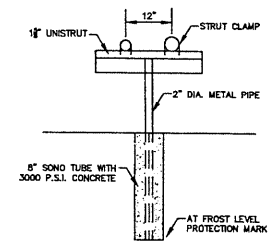
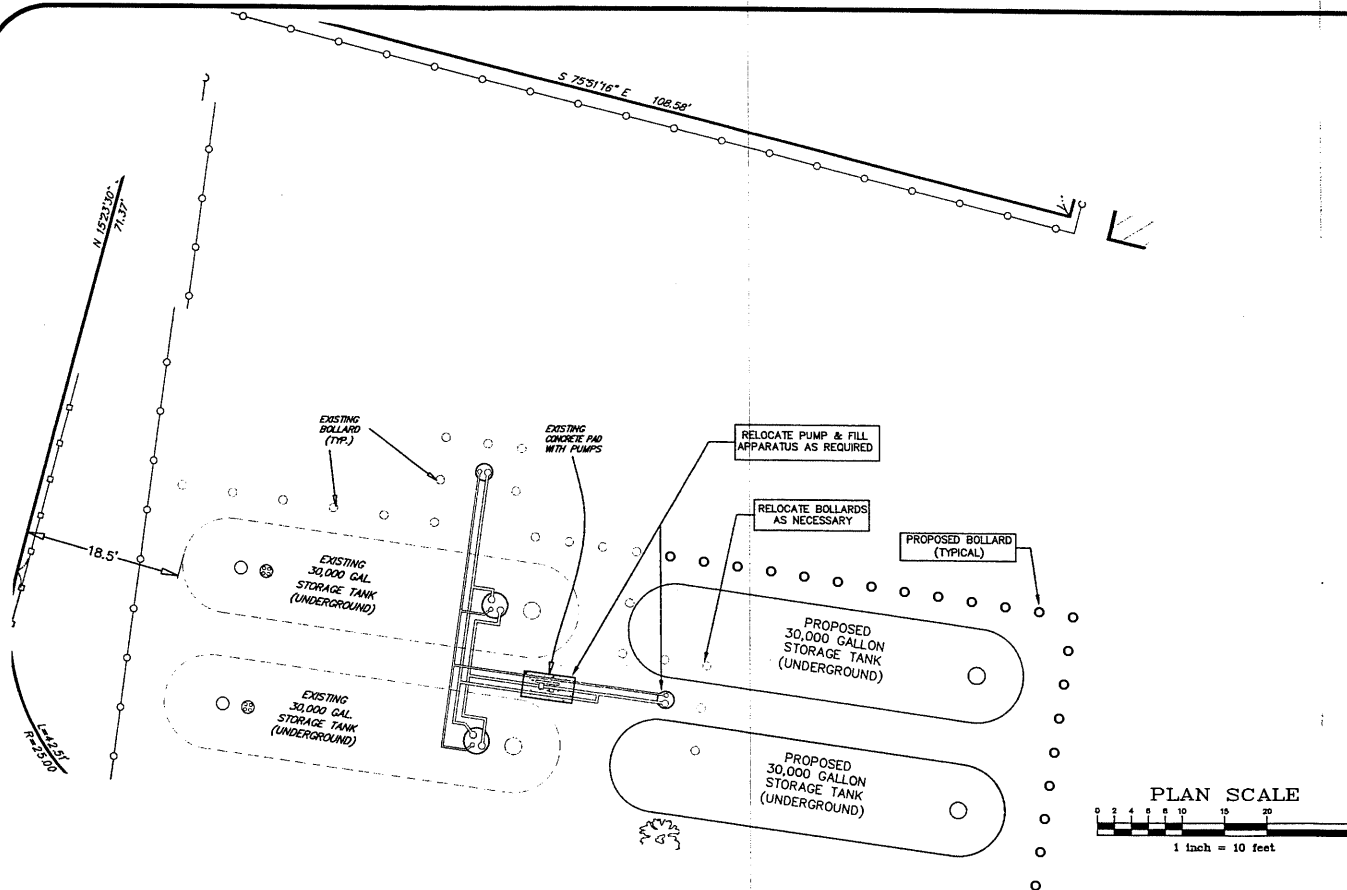


- Notes**
- LOCUS: #9 ARROWHEAD DRIVE  
MAP 69 PARCEL 10
  - OWNER: ISLAND GAS, INC.
  - DEED REF: CERT #24784 (DOC #140949)
  - PLAN REF: LCC #26984-B  
(LOTS 168, 169, 206, 207, 208)
  - LOCUS DOES NOT FALL WITHIN A SPECIAL FLOOD HAZARD ZONE PER FEMA FLOOD INSURANCE RATE MAP No. 25019C-0093-G dated 06/09/14.
  - LOCUS DOES NOT FALL WITHIN THE NATURAL HERITAGE AND ENDANGERED SPECIES PROGRAM (NHESP) AREAS OF ESTIMATED HABITATS OF RARE WILDLIFE AND PRIORITY HABITATS OF RARE SPECIES.
  - ZONE: RC-2\*
- REQUIRED**
- LOT AREA: 5,000 s.f.  
FRONTAGE: 40'  
FRONT YARD: 10'  
SIDE/REAR YARD: 5'  
COVERAGE: 50%
- \*LOT SUBJECT TO ZONING AT THE TIME OF CREATION, REFER TO L.C.C. 26984-B AND SUBDIVISION APPROVAL DATED 11/16/10.

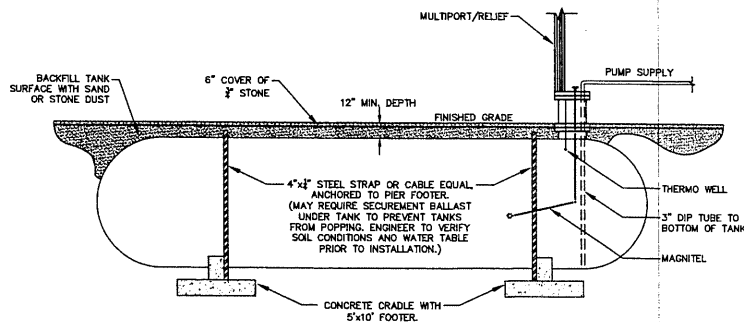
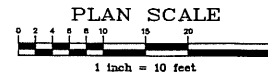
Prepared By:  
**RACKEN ENGINEERING, INC.** Engineering - Surveying  
Environmental Permitting  
19 Old South Road  
Nantucket, MA 02554  
Phone: 508-325-0044 Fax: 508-833-2282

**SITE PLAN FOR PROPOSED PROPANE TANK LOCATIONS IN NANTUCKET, MA**  
Prepared For:  
**ISLAND GAS, LLC.**  
#9 ARROWHEAD DRIVE  
MAP 69 PARCELS 307,308,331,332,333

Date: OCTOBER 31, 2014	Sheet: <b>1 of 2</b>
Drawn By: ERC	Checked By: DFB
Job No.: -	Scale: 1" = 20'
Drawing Name: 9 Arrowhead Drive - P. Site Plan 10-21-14	



**TYPICAL PIPE SUPPORT SECTION**  
NOT TO SCALE



**TANK DETAIL - ELEVATION VIEW**  
NOT TO SCALE

**GENERAL NOTES:**

- 1) PIPE SUPPORTS TO BE SET AT 10' O/C (MAX.)
- 2) ALL PIPING TO BE A105 GRADE B SCH. 40 WELDED/SCH. 80 THREADED.
- 3) PIPES AND TANKS TO BE PRESSURE TESTED AT WORKING PRESSURE PER NFPA 58
- 4) TANKS TO BE SURFACE COATED AND HAVE CATHODIC PROTECTION INSTALLED VIA MAGNESIUM ANODE BAGS WITH ABOVE GRADE MONITORING STATIONS.
- 5) TANKS TO BE SECURED TO PROTECT FROM BUOYANCY.
- 6) DETAILS AND INFORMATION SHOWN PROVIDED BY OTHERS AND SHOWN FOR PERMITTING PURPOSES ONLY. FINAL PLANS TO BE REVIEWED AND APPROVED BY A QUALIFIED PROPANE DISTRIBUTION SPECIALIST.



NO.	DATE	DESCRIPTION	BY

Prepared By:  
**BRACKEN ENGINEERING, INC.** Engineering - Surveying  
 Environmental Permitting  
 19 Old South Road  
 Nantucket, MA 02554  
 Phone: 508-325-0044 Fax: 508-833-2282

**SITE PLAN FOR PROPOSED PROPANE TANK LOCATIONS IN NANTUCKET, MA**  
 Prepared For:  
**ISLAND GAS, LLC.**  
 #9 ARROWHEAD DRIVE  
 MAP 69 PARCELS 307,308,331,332,333

Date: OCTOBER 31, 2014	Sheet: 2 of 2
Drawn By: ERC	Checked By: DFB
Job No.: -	Scale: AS NOTED
Drawing Name: 9 Arrowhead Drive - P. Site Plan 10-21-14	





June 8, 2014

Island Gas  
5 C Hanabea Lane  
Nantucket, MA 02554

Dear Christian,

In accordance with your request, we are pleased to submit this quotation on the installation of additional propane storage at your Nantucket, Massachusetts location. Based on your requirements, we propose the following:

#### EXCAVATION and CONCRETE WORK

It is our understanding that excavation, backfill and concrete work for the tank pads will be completed by others.

Based on information provided by you regarding the water table, each tank is proposed to be set on two (2) 5'x11'x 2' pads with no need for additional concrete to offset for buoyancy. If additional information is provided regarding the water table, calculations for additional concrete and anchoring to offset for buoyancy will be required and quoted at that time.

We will provide excavation and anchoring for the stanchions.

#### TRUCK and CRANE SERVICE

We will provide transportation of the tanks to the site. We will provide a crane to remove each propane storage tank from the flatbed trailer and install it on the concrete pads.

This is based on the provision that the crane can enter the job site, travel to the location of the proposed installation under its own power and perform its function.

#### PROPANE STORAGE TANKS

We will provide two (2) new, belowground, 30,000 gallon water capacity propane storage tanks. We will equip each tank with an indicating dial thermometer, 0-300 psi gauge, magnitel gauge, liquid and vapor shut-off valves and nitrogen-activated internal valves. Each tank will be equipped with one (1) Fisher relief valves with 7' risers and weather caps.



#### LIQUID TRANSFER PUMP

One (1) 3" Corken Z3500 pump with one (1) 10 HP motor and a by-pass line back to the tanks will be provided and installed. The 3" pump line will reduce to a 2" line at the stanchion.

#### TRANSPORT UNLOAD/BOBTAIL LOAD STANCHIONS

The one (1) existing transport unload stanchion will be manifolded to the additional tanks. The one (1) existing bobtail stanchion will be relocated and reused. One (1) additional bobtail load stanchion will be fabricated in accordance with the latest edition of NFPA Pamphlet 58 specifications for vapor return and liquid fill lines. The stanchion will be installed approximately 10' from the tanks.

#### PIPING

All of the necessary piping for both liquid and vapor lines, which includes all Schedule 80 pipe and forged steel fittings, will be furnished. Schedule 40 pipe may be used when welded.

#### CORROSION PROTECTION and PAINTING

The propane storage tanks will be coated and will have insulated unions and twelve (12) 17# anode bags installed on each tank.

It is our understanding that all piping will be painted white by others

#### FIRE PREVENTION

One (1) 20 lb. BC rated fire extinguishers will be provided and one will be located at each stanchion location.

#### EMERGENCY SHUT DOWN SYSTEM

We will provide and install an emergency shut down system with nitrogen-activated pneumatic releases for the additional storage tanks. Including one (1) shut off that will be located at the new bobtail stanchion. These switches and operators will be tied into the existing emergency shut down system.

#### MISCELLANEOUS EQUIPMENT

All of the necessary valves and related equipment necessary to conform to NFPA Pamphlet 58 will be furnished.



## PRICE, TERMS AND CONDITIONS

Total Price Installed                      \$ 329,625.00

Terms:            30% due on acceptance of proposal  
                     30% due on completion of construction  
                     30% on completion of substantial construction  
                     10% on start up

***Taxes: The Prices quoted in this proposal INCLUDE the State of Massachusetts Sales and Use Tax.***

Conditions:    This proposal remains firm for a period of 30 days from proposal date.

Freight:        Freight is allowed on the complete installation as outlined.

## CUSTOMER RESPONSIBILITIES

In order to submit a proposal of this type, we must detail a few customer responsibilities. The customer will:

- Notify the Company's insurance carrier of all details of the proposed installation
- Provide a level work site, with both truck and equipment access
- Provide any fire protection and signage, other than that quoted, that is required by the governing insurance carrier, state, local, town or city ordinances
- Provide one (1) nitrogen bottle for the Emergency Shut-off System
- Provide any necessary electrical not specifically quoted
- Provide and install all fencing and/or crash protection
- Provide weed control in tank area
- Obtain necessary permits, including a required Fire Safety Analysis
- Ensure that any underground utilities have been clearly marked at the work site



In addition, please be advised that:

- Non-union labor is quoted on all aspects of the installation
- Foundation designs are based on a minimum 4,000 psf soil bearing capacity and the site being free from environmental hazards, rock, fill or sub-surface obstructions requiring unusual excavation. Any additional costs, such as remediation, specialized employee certifications or blasting expenses, will have to be borne by the customer.

We hope that our proposal contains the information required at this time. If you have any questions or would like to discuss the installation in greater detail, please do not hesitate to call.

Sincerely,  
Crown Energy Solutions, LLC

*Shawn Thrasher*

Shawn Thrasher



COMMONWEALTH OF MASSACHUSETTS

Nantucket Fire Department



Name: Island Gas

Nantucket MA: 06/17/13

Address/Location: 7 Arrowhead Dr

Description

COMMERCIAL FUEL STORAGE

Notes: PERMIT TO STORE 60,000 gallons of LP Gas AND COMMERCIAL USE FUEL

Issue Date: 06/17/13

Expiration Date: 06/17/13

Permit Date: 06/17/13

Next Inspect Date: 06/18/13

Inspected By:

Approved By:

Signature

## 2015 DEPARTMENTAL COMMENT ON LICENSE APPLICATIONS

### FOR BOS PUBLIC HEARINGS

**LICENSE TYPE:** NEW JUNK DEALERS LICENSE

**APPLICANT:** Jeffrey Kaschuluk, Westbay Development Inc. Nantucket MA

**ACTION REQUESTED:** Approval of Junk Dealer's License for (new) N. Liberty Consignment Store

**ADDRESS:** 31 North Liberty Street

**DATE OF HEARING:** 01/21/15

**NPD:** NPD requests that the same conditions applied to ACK Traders Junk Dealers license (126A Old South Rd) be applied to this new license. *Chief Pittman*  
(See Terms and Conditions document attached to this page).

**NFD:** No issues per *Chief McDougall*

**BUILDING:** The underlying zoning is ROH and that is strictly residential. I presume the use of the property as a retail store is a "pre-existing non-conforming use". The change of the type of items sold as well as ownership, in this case, does not affect that status. I say, in this case, because there are retail uses that may affect a change sufficient enough to warrant review by ZBA. *S. Butler*

**ZEO:** The applicant needs to provide evidence that the commercial use of the property said to have existed to this point was a legally non-conforming use of the property. If the property owner can verify the pre-existing, non-conforming use of the property for retail sales, then their path forward will be determined by the details of the newly proposed commercial use of the property. *M. Silverstein*

**ZBA:** I concur with Marcus S. ZBA denied the requested Variance filed in July 2014. The applicants request for relief had nothing to do with this request to operate a Junk Shop, or maintain the said-to-be pre-existing commercial use of 31 N. Liberty St. However, the agent representing both the Owner (Maitino) and Applicant (Kaschuluk) stated that an antique business has been operated on the premises for some time. *E. Antonietti*. See attached ZBA appl. # 034-14, dated July 24, 2014 and Proposed Minutes, July 10, 2014.

**TAX COLLECTOR:** Tax Collector's has been charging property owner V.Maitino commercially since 1981 (when the tax rate was first split). Prior to that, as early as 1972, it was referred to as a shop in the old microfilmed record. Please see attached copy. *D. Dilworth*

**LEGAL:** While North Liberty Consignment Store is perhaps not the typical business for this license, it appears that it will be buying and selling "second hand articles" and so is required to have a Junk Dealer's license, maintain a record book of purchases and sales and all other license requirements. Regarding property ownership, in my opinion there is no requirement that a junk dealer" own the property in order to get a (Junk Dealer's) license. (see next page)

The statutes require that the license have the name and address of licensee and that (1) no one other than the named licensee can use the license and (2) the license can only be used at the address on the license. Lack of (property ownership) in itself is not grounds to deny. *K. Paige*



"Terms and Conditions" attached to a license granted by the Board of Selectman for the Town of Nantucket for holders of a license to be a dealer in or keeper of a shop for the purchase, sale or barter in junk, old metals and second hand objects issued under authority of MGL c. 140, Section 54.

1. Inspection of Property and Records:

- A. Whenever necessary to make an inspection to enforce the provisions of chapter 88 of the Town of Nantucket By-laws, or when the Police Chief or his designee has reasonable grounds to believe more likely than not that specific item of property held by the licensee is associated with criminal conduct, the Police Chief or his designee may enter the premises of the licensee at any reasonable time, provided that the premises is occupied at the time of entry and the Police Chief or his designee presents proper official identification at or near the time of entry. If entry is refused, the Police Chief or his designee shall have recourse to every remedy provided by law to secure entry, including an administrative search warrant or a criminal search warrant.
- B. Authority to inspect licensee's premises is in addition to and not in limitation of the authority of the Town or Police Chief or any police officer would otherwise have to enter the business premises.
- C. Once allowed to enter the premises of the licensee, the Police Chief or his designee may inspect property kept there. The Police Chief or his designee may also inspect the business records associated with regulated property.

2. Recordkeeping:

- A. The Licensee shall keep a book, in which shall be written, at the time of every purchase of any such articles, a description of the article, or articles purchased, the name and address of the person from whom and the day when such purchase was made as well as any other informed determined by the Chief of Police or his designee reasonably calculated to help the Police Chief identify the purchaser, the seller or the property associated with the purchase of regulated property.
- B. Whenever a licensee purchases regulated property for business purposes, the licensee shall obtain acceptable identification from the seller along with the seller's current residence address and a contact telephone number. The licensee shall fill out a purchase report form in all relevant aspects at the time of the purchase. A purchase report form as required to be filled out by this section shall be filled out in legible English. The seller shall sign his or her name in the fill-out form.
- C. An individual digital photograph will be taken of each item purchased and of the person selling the property. The photographs will be stored electronically and are subject to the same recordkeeping requirements. Copies of the photographs will be transmitted to the Police Department weekly or on a scheduled agreed to by the Police Chief or his designee. Said photographs are subject to the same rights of inspection.
- D. A copy of every purchase report form filled out as required by these sets of conditions shall be kept on the premises of the licensee during normal business hours for at least

three years from the date of purchase. The report form shall be subject to inspection by the Police Chief or his designee.

3. Holding Period:

- A. All regulated property in the categories of precious metals or precious gems purchased by the licensee and required to be recorded on a purchase report form, shall be held by said licensee for at least 21 days from the date of purchase.
- B. All other property purchased by the licensee and required to be recorded on a purchase report form shall be held by said licensee for at least 15 days from the date of purchase.
- C. The licensee shall maintain the regulated property in substantially the same form as when purchased and shall not alter, exchange or commingle the property. During the holding period the property shall be kept on the business premises during normal business hours and shall be subject to inspection by the Police Chief or his designee.
- D. The Police Chief or his designee may give written notice to the licensee holding property that the Police Chief or his designee has reasonable grounds to believe that more likely than not a specific item of property is associated with criminal conduct. The licensee holding the property shall then continue to hold the property specified in the notice in the same manner and place until released by the Police Chief or his designee. The holding period for any item of property shall not exceed 180 days from the date of purchase.
- E. The licensee may from time to time request, in writing, that the Police Chief shorten the length of the holding period. If the Police Chief or his designee determines relief from the holding period is appropriate due to unreasonable hardship, the Police Chief or his designee shall provide the licensee who requested relief with written authorization to sell, transfer or otherwise dispose of the property. The request shall identify the property and state the basis or bases of the unreasonable hardship or hardships. The authorization shall be effective only upon delivery of the written authorization to the secondhand dealer.

4. Acceptable Identification:

Either:

- A. A driver's license that includes the date of birth, photograph, and physical description of the person offering the identification; or
- B. Two other pieces of current identification, at least one of which is issued by a government agency or subdivision and includes the date of birth, photograph and physical description of the person offering the identification.

5. Regulated Property:

For purposes of these conditions, regulated property shall mean:

- A. Precious metals, including but not limited to any metal valued for its character, rarity, beauty or quality, including gold, silver, copper, platinum or other metals, whether as a separate item or in combination with other items.
- B. Precious Gems, including but not limited to any gem valued for its character, rarity, beauty or quality, including diamonds, rubies, emeralds, sapphires or pearls, or other precious or semiprecious gems or stones, whether as a separate item or in combination with other items or as a piece of jewelry.
- C. Watches and jewelry containing precious metals or precious gems, including but not limited to, rings, necklaces, pendants, earrings, brooches, chains, pocket watches, wristwatches, or stopwatches.
- D. Sterling silver flatware, including but not limited to knives, forks, spoons, candlesticks, coffee and tea sets, or ornamental objects.
- E. Any electronic audio, video or photographic and optical equipment, along with computer or computer equipment or recordings in any form.
- F. Any power tools or equipment.
- G. Musical Instruments.
- H. Sporting Equipment.
- I. Automobiles, boats, planes, motorcycles, in whole or taken in parts, or any other type of machinery.
- J. Collectables, including objects of art, coins, stamps, currency and antique objects.

6. Purchases by Licensed Dealers or Collectors:

- A. A licensed dealer must not carry on the business of buying or selling secondhand property except at the premises designated in the dealership license.
- B. A licensed dealer must not purchase any property whose serial number or other identifiable marking has been wholly or partially tampered with or removed.
- C. A licensed dealer may not purchase any item from any person under the age of 18.
- D. Consignment: Any of the items that are taken under "consignment" where the licensee, dealer, consignor or consignee receives any type of gain, profit, trade of property, or the recovery of expenses shall be considered regulated property and shall be reported according to this set of conditions.

7. Unauthorized Sale of Property:

- A. No licensee may purchase or sell any property of any type without the consent of the owner.
- B. No purchase will be made from anyone under the age of 18.

8. Compliance with Conditions:

- A. For purposes of these conditions, the term "licensee" shall mean the named holder of the license as well as any family member, employee or volunteer acting in their capacity or as an agent for the licensee in the purchase, sale or barter in junk, old metals and second hand articles.
- B. Violation of any provision of this license may be prosecuted as a criminal matter or as an administrative procedure or by the method provided in § 21D of Chapter 40 of the General Laws. Each violation shall be considered separately.
- C. Whoever violates the provisions of this license shall be fined not more than \$300. The Licensing Authority may suspend, revoke or modify any license issued by it whenever it has reasonable cause to believe the licensee has violated the terms, conditions or regulations pertaining to such license. Any violation of this chapter enforced by the methods provided in § 21D of Chapter 40 of the General Laws shall be subject to a fine of \$250.



# The Commonwealth of Massachusetts

## Town of Nantucket

APPLICATION FOR A LICENSE TO BE A DEALER IN OR KEEPER OF A  
SHOP FOR THE PURCHASE, SALE OR BARTER IN

JUNK, OLD METALS AND SECOND HAND ARTICLES

♦♦♦♦♦

I, the undersigned, hereby apply for a Junk Dealer's License, to be a dealer in or keeper of a shop for the purchase, sale or barter in accordance with the provisions of Chapter 140 of the General Laws.

♦♦♦♦♦

Please complete the following:-

NAME: Jeffrey Kaschulak

ADDRESS: 29/31 N. Liberty St., Nantucket, MA 02554

BUSINESS NAME: "North Liberty Consignment Store"

BUSINESS ADDRESS: 29/31 N. Liberty St., Nantucket, MA 02554

If you are doing business in the Town of Nantucket under anything other than your own name you are required by law (MGL c.110, s.5) to file a Doing Business as Certificate (DBA) with the Office of the Town Clerk. The DBA must be filed before the issuance of the Junk Dealer's License and remain current.

Give a complete description of the premises to be used for the purpose of carrying on the business.

N. Liberty Consignment Store will sell second-hand construction articles and materials. The store will accept good quality, new and used building materials at reduced prices to the public. Materials may include but are not limited to: doors, windows, sinks, cabinets, tile, flooring and lighting fixtures.

Sign your name in full  Date: 1/05/15

Approved: Zoning Enforcement Officer ..... Date .....

Approved: Board of Selectmen ..... Date .....



## MISCELLANEOUS PROVISIONS

### Chapter 140: Section 54. Junk dealers

Section 54. Cities and towns by ordinance or by-law may provide for the licensing, by the police commissioner in Boston, by the license commission in Lowell, by the aldermen in other cities and by the selectmen in towns, of suitable persons to be collectors of, dealers in or keepers of shops for the purchase, sale or barter of junk, old metals or second hand articles, may make rules and regulations relative to their business, and may provide for the supervision thereof. Said licensing board or officer may, except as otherwise provided in such ordinance or by-law, make additional rules, regulations and restrictions which shall be expressed in all licenses. Said licenses may be revoked at pleasure, and shall be subject to sections two hundred and two to two hundred and five, inclusive, except that societies, associations or corporations organized solely for religious or charitable purposes and their agents shall not be required to pay a fee for such licenses.

## MISCELLANEOUS PROVISIONS

### Chapter 140: Section 55. Junk dealers; penalty; exceptions

Section 55. Whoever acts as a collector of, dealer in or keeper of a shop for the purchase, sale or barter of junk, old metals or second hand articles without a license, or in any other place or manner than that designated in his license or after notice to him that his license has been revoked, or violates any such rule, regulation or restriction, shall forfeit twenty dollars. The purchase, sale or barter of books, prints, coins or postage stamps shall not be deemed to be the purchase, sale or barter of second hand articles within the meaning of this and the preceding section.

## GENERAL PROVISIONS

### Chapter 140: Section 202. Signature on, record, contents and term of licenses; fees

Section 202. Licenses granted elsewhere than in Boston to dealers in junk, old metals and second hand articles, junk collectors, pawnbrokers and keepers of billiard saloons, pool or sippio rooms or tables, bowling alleys, roller skating rinks, carousels, inclined railways, Ferris wheels, outdoor exhibitions of fire fighting for the amusement of the public and picnic groves shall be signed by the clerk of the city or town where they are granted. Every such license shall, before being delivered to the licensee, be recorded by such clerk, in a book kept for that purpose. Such license shall set forth the name of the licensee, the nature of the business, and the building or place in such city or town in which it is to be carried on, and shall continue in force until May first following unless sooner revoked. The board or officer issuing such a license shall, except as provided in section seventy-seven, receive for the use of the city or town such amount, not less than two dollars for each license, as the board or officer considers reasonable. In Boston licenses for billiard saloons, pool or sippio rooms or tables, bowling alleys and picnic groves shall be signed by the licensing board and recorded by its clerk and licenses for roller skating rinks, carousels, inclined railways, Ferris wheels and outdoor exhibitions of fire fighting for the amusement of the public shall be signed by the mayor and recorded by his clerk; the other licenses referred to in this section shall be signed by the police commissioner and recorded by his clerk.

## GENERAL PROVISIONS

### Chapter 140: Section 203. Effective date of license

Section 203. Such licenses may be granted in April, to take effect on May first following.

## GENERAL PROVISIONS

### Chapter 140: Section 204. Coverage of license

Section 204. A license issued as aforesaid shall not protect the holder thereof in a building or place other than that designated in the license unless consent to removal is granted by the licensing board or officer.

## GENERAL PROVISIONS

### Chapter 140: Section 205. Revocation of license; record; notice

Section 205. Upon the revocation of such a license, such clerk shall note the revocation upon the face of the record thereof, and shall give written notice to the licensee by delivering it to him in person or by leaving it at the place of business designated in the license.

# The Commonwealth of Massachusetts

## Town of Nantucket

November 06, 2014

In conformity with the provisions of Chapter One Hundred and Ten, Section Five of the General Laws, as amended, the undersigned hereby declare(s) that a business under the title of

"North Liberty Consignment Store"

name of business

31 N. Liberty Street

is conducted at

Nantucket, Massachusetts 02554

CITY OR TOWN

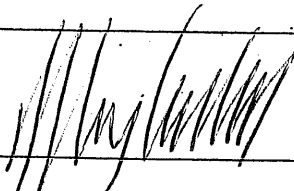
by the following named persons. *The signatories below acknowledge this certificate is not proof of conformity to Zoning by-laws or Board of Health regulations. It is the responsibility of the applicant to contact the Building Inspector and the Health Agent in order to comply with Town by-laws, rules and regulations. This certificate and the information contained thereon is public information and, as such, may be shared with others on request.*

FULL NAME

RESIDENCE & MAILING ADDRESS

Jeffrey Kaschuluk; 29 N. Liberty, Nantucket, MA 02554; P.O. Box 3433

Signed

✓ 

# The Commonwealth of Massachusetts

Nantucket, ss.

Before me personally, appeared the above named JEFFREY KASCHULOK

and made oath that the foregoing statement is true on this day NOVEMBER 7 2014

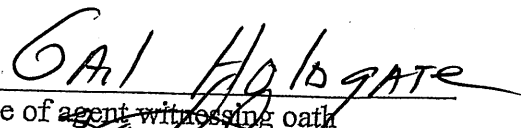
*A certificate issued in accordance with this section shall be in force and effect for four (4) years from the date of issue and shall be renewed each four years thereafter so long as such business shall be conducted and shall lapse and be void unless so renewed.*

Certificate Expiration Date November 7 2018  
(4 years from date of filing)

Name of agent witnessing oath

Signature

Title



ADMIN. ASST



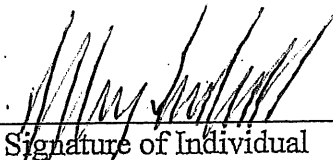


Office Of The Town Clerk      Town Of Nantucket

16 Broad Street, Nantucket, MA 02554-3590 \* Telephone: 508 228-7621 \* Fax: 508 325-5313

7216

I certify under the penalties of perjury that I, to my best knowledge and belief, have filed all state tax returns and paid all state taxes as required by law.

  
\* Signature of Individual

\_\_\_\_\_  
By: Corporate Officer

508-317-2547

Home Telephone Number

jeffrey@westbaydi.com  
Email address

11/06/14

Date

\* This license will not be issued unless this certification clause is signed by the applicant.

The Inquirer and Mirror Nantucket Inquirer and  
Mirror 11/26/2014 Voices of Nantucket

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Page A05

# OPENING SOON

## NORTH LIBERTY CONSIGNMENT STORE



**Construction materials accepted  
for sale on consignment**

**By appointment or walk-in**

**Wood ■ Carpentry ■ Windows & Doors  
HVAC ■ Masonry ■ Metals ■ Plumbers  
Electric and more...**



**Visit us on Facebook at  
North Liberty Consignment Store**

November 28, 2014 Powered by  
TECNAVIA

Copyright © 2014 The Inquirer and Mirror 11/26/2014  
1:40 pm

PAUL S. JENSEN, P.C.

ATTORNEY AT LAW

OFFICE:  
4½ BARTLETT ROAD  
NANTUCKET, MA 02554

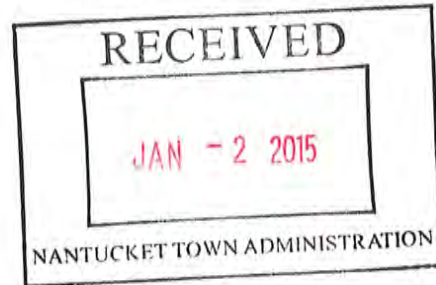
PHONE: (508) 228-9555  
FACSIMILE: (508) 228-3904  
acklawpaul@comcast.net

MAILING:  
P.O. BOX 3097  
NANTUCKET, MA 02584

January 2, 2015

By Hand

Rick Atherton, Chairman  
Nantucket Board of Selectman  
16 Broad Street  
Nantucket, MA 02554



Re: Common Victualler License  
Nantucket Trading Post  
12 Nobadeer Farm Rd

Dear Chairman Atherton:

On behalf of D & R Company, Inc., please accept this letter and the application for a Common Victualler License for D & R Company, Inc. d/b/a Nantucket Trading Post at 12 Nobadeer Farm Rd.

Also enclosed please find a \$20 check to Town of Nantucket and \$119.80 check to Inquirer and Mirror to cover the application and advertising fees license appointment.

Please schedule this matter for a hearing before the Board on January 21, 2015.

Thank you and if you have any questions or need to contact this office, I can be reached by phone at 508-228-9555, or by e-mail to acklawpaul@comcast.net.

Very truly,

Paul S. Jensen

cc: Dora Y. Lemus

**COMMON VICTUALLER APPLICATION**  
**SECTION I**

Business Name of Applicant: D & R Company Inc

d/b/a: Nantucket Trading Post

Street Address of Business: 12 Nobadeer Farm Rd

Mailing Address of Business: 12 Nobadeer Farm Rd, Nantucket, MA 02554

Contact Person for Business: Dora Lemus

Mailing Address for Contact Person: 12 Nobadeer Farm Rd, Nantucket, MA 02554

Owner/Manager Telephone: 508-228-6661 / 774-236-1308 Email: \_\_\_\_\_

Federal Tax ID Number of Business: 472388934

Business Telephone: 508-228-6661

Property Owner's Name: John F. Trudel, III

Anticipated Opening Date: Feb 1, 2015

Days/Hours of Operation: ~~Mon~~ 7 days a week, 6:30a - 6:00pm

Type of Operation: package store / commercial kitchen / Retail Food Sale

Proposed Manager: Dora Lemus

Signature of Applicant: [Signature] Date 1/2/15

**\$20.00** Application Fee ☒ (Check payable to Town of Nantucket)

**\$119.80** Advertising Fee: ☒ (Check payable to The Inquirer & Mirror)

**\$50.00** Annual License Fee: ☐ (Check payable to Town of Nantucket)

Board of Selectmen's Approval: \_\_\_\_\_

Rev. 011314

*Sum Total \$254.20  
\$134.40 ck to I & M  
Paid by J. Trudel  
for 2015 ren.*





## SECTION II

DEPARTMENTAL PRE-APPROVAL FORM TO BE COMPLETED FOR **NEW AND TRANSFERRING** COMMON VICTUALLER LICENSES **PRIOR TO** THE BOARD OF SELECTMEN'S PUBLIC HEARING ON THE CV APPLICATION. IN ADDITION, THE FINAL INSPECTION FORM MUST BE SIGNED BY BUILDING AND HEALTH DEPARTMENTS BEFORE THE NEW OR TRANSFERRED LICENSE CAN BE RELEASED BY THE TOWN ADMINISTRATION OFFICE AT 16 BROAD STREET, NANTUCKET, MA 02554.

Business Name of Applicant: D:R Company, Inc

d/b/a (Doing Business As): Nantucket Trading Post

Address of Business: 12 Nohadker Farm Rd Email: —

Manager Name: Dora Lemus Telephone: 508-228-6661 Email: —

I. HEALTH DEPARTMENT: ☒ Approved ☐ Not Approved  
Comments: \_\_\_\_\_

Signature: Paula Day

II. BUILDING DEPARTMENT: ☒ Approved ☐ Not Approved

Comments: COI PASSED INSPECTION 12/29/14

Signature: STB Bitt Date: 1/2/15

III. ZONING ENFORCEMENT OFFICER: ☒ Approved ☐ Not Approved

Comments: \_\_\_\_\_

Signature: STB Bitt Date: 1/2/15

IV. FIRE DEPARTMENT: ☒ Approved ☐ Not Approved

Comments: \_\_\_\_\_

Signature: James P. Huel Date: 1/2/15

**Locations:** Health Department: 2 Fairgrounds Rd (508-325-7587 x 7017)  
Building Department: 2 Fairgrounds Rd (508-325-7587 x7009),  
Zoning Enforcement Officer: 2 Fairgrounds Rd (508-325-7587 x7021)  
Fire Department: 131 Pleasant St (508-228-2323 xAdministration)

2015 DEPARTMENTAL COMMENT ON LICENSE APPLICATIONS  
FOR BOS PUBLIC HEARINGS

APPLICANT: D&R Company, Inc. d/b/a Nantucket Trading Post

LICENSE TYPE: **Common Victualler License**

ACTION REQUESTED  
BY APPLICANT: Approval of the Application for a New CV License

PREMISES ADDRESS: 12 Nobadeer Farm Road

PUBLIC HEARING: January 21, 2015

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NPD: No comments received

NFD: No issues per Fire Chief

PLANNING: No issues per Planning Department

ZBA: See attached email and 3 ZBA 2006/2007 Decisions for  
12 Nobadeer Road Convenience/Package store per ZBA Administrator,  
Eleanor Antonietti

DPW: No comments received

WW: No comments received

## Anne McAndrew

---

**From:** Eleanor Antonietti  
**Sent:** Thursday, January 08, 2015 11:39 AM  
**To:** Anne McAndrew  
**Cc:** Leslie Snell; Marcus Silverstein  
**Subject:** RE: CV Application for D&R Company Inc. d/b/a Nantucket Trading Post at 12 Nobadeer Farm Road

Good morning Anne:

I have reviewed documents relating to Zoning Board of Appeals involvement with this property. I am attaching 3 of the 4 Special Permits with relevant information highlighted in yellow. The 1<sup>st</sup>, issued in 1984, is not attached as it essentially condoned the Major Commercial Development that was being proposed for the entire subdivision and is not explicitly linked to what is now known as 12 Nobadeer Farm Road.

The three I am attaching were issued to John Trudel. The 2 Special Permits issued in 2006 pertained to relief for parking and loading zone and a substitution of a new "Exhibit A" due to the re-siting of the building to accommodate stairs for the 2<sup>nd</sup> floor dwelling access. Both decisions reference the retail establishment.

In 2007, Mr. Trudel returned to the ZBA to request relief for the installation of a COMMERCIAL KITCHEN in the basement. The kitchen use fit into the definition of "Food Processing, Manufacturing, and Packaging" and was considered ancillary to the retail/convenience store use. Condition "a" in Paragraph #5 of the 2007 Decision was specific to John Trudel and explicitly restricts it as such. In other words, the transfer of ownership/control results in a termination of the relief granted, unless the new owner applies to the Zoning Board of Appeals for continued relief. Retail Sales and Convenience Stores are uses allowed by right in the Residential Commercial-2 district where this property is located. However, Food Processing (commercial kitchen) and/or Take-Out Food Establishments would require relief by Special Permit. Trudel has relief for the Food Processing. The new owner would need to apply to continue that relief.



ZBA DEC 06-06\_12  
NFR.pdf



ZBA DEC  
029-06\_12 NFR.pdf



ZBA DEC  
012-07\_12 NFR.pdf

*See attached ZBA Decisions*

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Eleanor Weller Antonietti

Zoning Administrator  
Planning & Land Use Services  
Town of Nantucket  
508.325.7587 ext. 7010  
[eantonietti@nantucket-ma.gov](mailto:eantonietti@nantucket-ma.gov)

---

**From:** Anne McAndrew  
**Sent:** Monday, January 05, 2015 2:48 PM  
**To:** Jerry Adams; Mark McDougall; Leslie Snell; Eleanor Antonietti; Art Crowley; Kara Buzanoski  
**Subject:** FW: CV Application for D&R Company Inc. d/b/a Nantucket Trading Post at 12 Nobadeer Farm Road  
**Importance:** High

All,  
Please email me your comments/concerns re the attached application for a new CV license for D&R Company Inc. d/b/a Nantucket Trading Post by this coming Thursday (Jan. 8th). John





Cert: 22008 Doc: 6P  
Registered: 02/10/2006 08:28 AM



TOWN OF NANTUCKET

## BOARD OF APPEALS

NANTUCKET, MASSACHUSETTS 02554

Date: January 20, 2006

To: Parties in Interest and Others concerned with the  
Decision of the BOARD OF APPEALS in the Application of the  
following:

Application No.: 006-06

Owner/Applicant: John F. Trudel

Enclosed is the Decision of the BOARD OF APPEALS which has  
this day been filed in the office of the Nantucket Town  
Clerk.

An Appeal from this Decision may be taken pursuant to  
Section 17 of Chapter 40A, Massachusetts General Laws.

Any action appealing the Decision must be brought by  
filing an complaint in court within TWENTY (20) days after  
this day's date. Notice of the action with a copy of the  
complaint and certified copy of the Decision must be given  
to the Town Clerk so as to be received within such TWENTY  
(20) days.

Chairman

CC: Town Clerk  
Planning Board  
Building Commissioner

PLEASE NOTE: MOST SPECIAL PERMITS AND VARIANCES HAVE A TIME  
LIMIT AND WILL EXPIRE IF NOT ACTED UPON ACCORDING TO NANTUCKET  
ZONING BY-LAW §139-30I (SPECIAL PERMITS); §139-32I (VARIANCES)  
ANY QUESTIONS, PLEASE CALL THE NANTUCKET ZONING BOARD OF APPEALS.



ZONING BOARD OF APPEALS  
1 EAST CHESTNUT STREET  
NANTUCKET, MASSACHUSETTS 02554

Map 69  
Parcel 29.4 (westerly portion)  
Residential Commercial - 2

14 Nobadeer Farm Road  
Lot 68, LC Plan 26984-V

At a public hearing of the Nantucket Board of Appeals held at 1:00 p.m., Friday, **January 6, 2006**, in the Conference Room of the Town of Nantucket Annex Building, 37 Washington Street, Nantucket, Massachusetts, on the Application of **JOHN F. TRUDEL**, of 11 Mizzenmast, Nantucket, MA 02554, Board of Appeals File No. 006-06, the Board made the following Decision:

1. Applicant is seeking **relief** by SPECIAL PERMIT under Nantucket Zoning By-law Section 139-18 (Parking regulations) and under Section 139-20 (Off-street loading facilities) **to allow parking and a loading area to be located partially on an immediately adjacent lot for a proposed retail establishment.** The Applicant proposes to construct a building on his vacant lot that would contain a retail establishment of **approximately 625 square feet of floor space, with about 130 square feet of ancillary storage, that would be located on the first floor and a single-family dwelling that would located partially on the first floor and on the second and third floors above.** The By-law requires six parking spaces for these proposed uses (3 spaces for retail, 1 space for up to four employees and 2 spaces for a dwelling). Five conforming spaces would be provided on site with the sixth being provided partially on the locus and partially situated on the immediately abutting parcel (shown as Lot 71 on Land Court Plan No. 26984-V) to the east by **permanent easement.** The **required loading zone would also be provided for the use, but would be partially located on the locus and partly on said adjacent lot by permanent easement.** **Relief is needed as the loading zone would be located within the easterly five-foot side yard setback area and partially on the neighboring property and the Board would need to waive the dimensional requirement for the space as the abutting lot is not before it.** Applicant agrees to having a condition imposed that would require the filing of the permanent easement for the dimensionally conforming loading zone and parking space at the Nantucket Registry of Deeds. The Locus conforms to all dimensional requirements of the Zoning By-law. **Retail and dwelling uses are allowed by right in this district and the structure would be conforming in all respects.**

The Premises is located at the corner of Nobadeer Farm Road and Sun Island Road and is shown as the westernmost portion of 14 Nobadeer Farm Road, Assessor's Map 69, Parcel 29.4. The lot is shown as Lot 68 on Land Court Plan No. 26984-V. The property is zoned Residential Commercial - 2.

2. Our Decision is based upon the Application and accompanying materials, and representations and testimony received at our public hearing. The Planning Board made no recommendation. There were two letters from abutters on file in support of the Application. A representative of an abutter also spoke in favor of the Application at the hearing. Another abutter, while not opposed to the Application, expressed concerns about increased traffic and neighborhood disturbance.



3. Applicant, through counsel and personal testimony, represented that he was proposing to construct a new structure that would be used as a single retail store, with a single-family residence located above the store on this corner lot to serve the growing surrounding commercial-residential neighborhood, which included schools, a large multi-unit residential development immediately proximate to the locus, a recreational club, and a number of proposed multi-family housing developments. Applicant stated that such a neighborhood store would be in keeping with objectives stated in the Nantucket Comprehensive Plan, i.e. to provide service options to outer area residents that would reduce trips into the congested mid-island and Town commercial areas. A bicycle path easement benefiting the Town of Nantucket was located along the westerly portion of the lot along Nobadeer Farm Road and impacted the Applicant's ability to fully utilize his property and be able to provide the required parking and loading zone entirely on the lot. As the lot is situated within the Residential-Commercial-2 zoning district on the corner of Nobadeer Farm Road and Sun Island Road, the By-law required a 20-foot front yard setback and a ten-foot side/rear setback from any abutting street or way, despite the fact that lots without multiple frontage issues are allowed a side and rear yard setback of five feet. Therefore, though parking can be sited within the required setback areas, a loading zone could not be so sited and further limited the ability to provide the space in its entirety on the lot. Applicant proposed to provide five conforming parking spaces entirely on site, including a handicap space, with one situated partially on the lot and partially on the immediately abutting lot to the east. A loading zone that would conform to the dimensional requirements of the Zoning By-law would similarly sited and would be shared with the immediately abutting lot to the east. The shared loading space as designed would be screened from Nobadeer Farm Road by the building and adjacent properties to the south. Applicant further stated that the sharing of the loading zone would help minimize the need for impervious surfaces in the neighborhood. In addition and in order to reduce traffic congestion and disruption, the Applicant proposed to construct a one way driveway to access the property from Nobadeer Farm Road with the exit from the property to be form a shared driveway onto Sun Island Road, which would eliminate the need for multiple driveway cuts.

4. Therefore, based upon the foregoing, the Board finds that there are practical difficulties in locating the require sixth parking space entirely on the lot as well as the loading zone due to the setback requirements and bike path easement impacting the lot. In addition, the Board finds that the requested special permit relief to locate a portion of one required parking space and a shared loading zone on the immediately abutting lot to the east by easement would be in harmony with the general purpose and intent of the Zoning By-law. The Board further finds that full compliance with the parking and loading zone requirements would be met in effect, and a waiver to the extent necessary would not have a significant adverse affect on the scenic integrity of the neighborhood and would not be contrary to sound traffic, parking or safety considerations.

5. Accordingly, by a UNANIMOUS vote, the Board GRANTS the requested SPECIAL PERMIT relief under Nantucket Zoning By-law Section 139-18 and Section 139-20 to allow said parking and loading zone area on the following conditions:

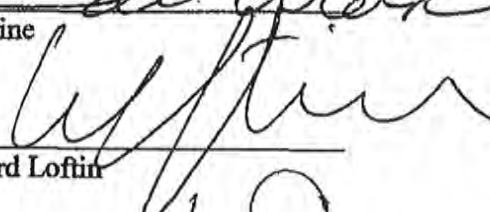



- a) Construction shall be done in substantial conformance with the "Site Plan of Land", dated December 28, 2005, by Weller & Associates, a reduced copy of which is attached hereto as Exhibit "A";
- b) A permanent easement for the parking, loading and access on adjacent Lot 71 on Land Court Plan No. 26984-V, benefiting both lots, as set forth on Exhibit A shall be filed with the Nantucket Registry District of Nantucket prior to issuance of the Building Permit for the proposed project;
- c) Vehicular access to the Premises shall be via a one-way driveway entering from Nobadeer Farm Road and exiting onto Sun Island Road over the said adjacent lot 71 as set forth on Exhibit A;
- d) Outdoor lighting fixtures on the Premise shall be shielded and directed downward away from adjacent streets and properties; and
- e) The retail store's hours of operation open to the public shall be no earlier than 7:00 AM and no later than 11:00 PM, seven days per week.

6. In separate action, the Exhibit A was approved by a UNANIMOUS vote of the Board under provisions for site plan review set forth in Nantucket Zoning By-law Section 139-23.

Dated: January 20, 2006

  
Dale Waine

  
C. Richard Loftin

  
Nancy J. Sevens

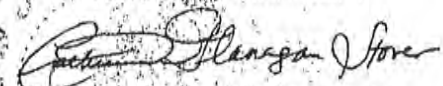
  
Kerim Koseatac

I CERTIFY THAT 30 DAYS HAVE ELAPSED AFTER THE DECISION WAS FILED IN THE OFFICE OF THE TOWN CLERK, AND THAT NO APPEAL HAS BEEN FILED, PURSUANT TO GENERAL LAWS 40A, SECTION 11

 TOWN CLERK

  
Edward Murphy

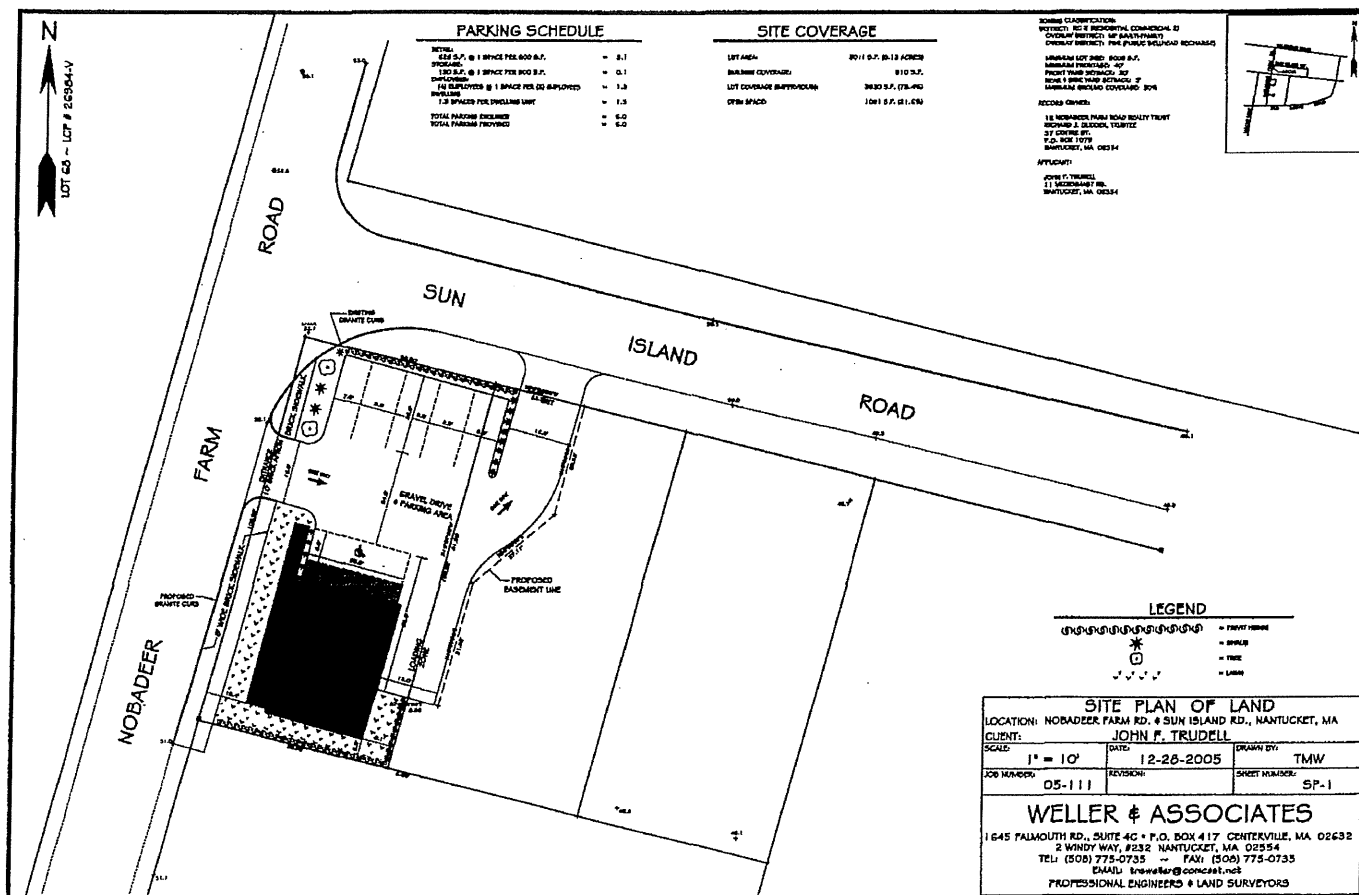
ATTEST: A TRUE COPY

  
NANTUCKET TOWN CLERK

FEB 10 2006

06 JAN 20 12:56

Exh. A.



115233



2006 00116029

 Cert: 22008 Doc: MOD  
 Registered: 04/20/2006 11:22 AM


TOWN OF NANTUCKET

## BOARD OF APPEALS

NANTUCKET, MASSACHUSETTS 02554

Date: March 23, 2006

To: Parties in Interest and Others concerned with the  
 Decision of the BOARD OF APPEALS in the Application of the  
 following:

Application No.: 029-06Owner/Applicant: John F. Trudel

Enclosed is the Decision of the BOARD OF APPEALS which has  
 this day been filed in the office of the Nantucket Town  
 Clerk.

An Appeal from this Decision may be taken pursuant to  
 Section 17 of Chapter 40A, Massachusetts General Laws.

Any action appealing the Decision must be brought by  
 filing an complaint in court within TWENTY (20) days after  
 this day's date. Notice of the action with a copy of the  
 complaint and certified copy of the Decision must be given  
 to the Town Clerk so as to be received within such TWENTY  
 (20) days.

Dale Wayne  
 Dale Wayne, Chairman

 TOWN CLERK  
 NANTUCKET

06 MAR 23 P2:54

RECEIVED

cc: Town Clerk  
 Planning Board  
 Building Commissioner

PLEASE NOTE: MOST SPECIAL PERMITS AND VARIANCES HAVE A TIME  
 LIMIT AND WILL EXPIRE IF NOT ACTED UPON ACCORDING TO NANTUCKET  
 ZONING BY-LAW §139-30I (SPECIAL PERMITS); §139-32I (VARIANCES)  
 ANY QUESTIONS, PLEASE CALL THE NANTUCKET ZONING BOARD OF APPEALS.



ZONING BOARD OF APPEALS  
1 EAST CHESTNUT STREET  
NANTUCKET, MASSACHUSETTS 02554

Map 69  
Parcel 29.4 (westerly portion)  
Residential Commercial - 2

14 Nobadeer Farm Road  
Lot 68, LC Plan 26984-V

At a public hearing of the Nantucket Board of Appeals held at 12:00 p.m., Friday, **March 10 2006**, in the Conference Room of the Town of Nantucket Annex Building, 37 Washington Street, Nantucket, Massachusetts, on the Application of **JOHN F. TRUDEL**, of 11 Mizzenmast, Nantucket, MA 02554, Board of Appeals File No. 006-06, the Board made the following Decision:

1. Applicant is seeking a **MODIFICATION of the SPECIAL PERMIT relief** granted under Nantucket Zoning By-law Section 139-18 (Parking regulations) and under Section 139-20 (Off-street loading facilities) to allow parking and a loading area for a proposed retail establishment to be located partially on an immediately adjacent lot in the Decision in **BOA File No. 006-06**. Applicant is seeking to **modify condition "a" in Paragraph 5**, by substituting new **"Exhibit A-1"**. Applicant was required to provide a second means of egress to the apartment above the retail store which required that the building move in a **northerly direction so as to meet setback requirements of the new set of stairs**. Applicant is asking the Board to **approve the new site plan** under Site Plan Review in Section 139-23. **No further relief would be required**. Five conforming parking spaces would continue to be provided on site with the sixth being provided partially on the locus and partially situated on the immediately abutting parcel (shown as Lot 71 on Land Court Plan No. 26984-V) to the east by permanent easement along with the loading zone. The Locus conforms to all dimensional requirements of the Zoning By-law.

The Premises is located at the corner of Nobadeer Farm Road and Sun Island Road and is shown as the westernmost portion of **14 NOBADEER FARM ROAD**, Assessor's Map 69, Parcel 27.4. The lot is shown as Lot 68 on Land Court Plan No. 26984-V. The property is zoned Residential Commercial - 2.

2. Our Decision is based upon the Application and accompanying materials, and representations and testimony received at our public hearing. The Planning Board made no recommendation as the matter did not present any issues of planning concern. There were no abutters on file and no abutters speaking on the matter at the hearing.

3. Applicant, through counsel, represented that the property was benefited by a previous grant of Special Permit relief in the Decision in BOA File No. 006-06 which allowed a shared parking, loading zone, access and aisle width with the immediately abutting lot to the east that were required in conjunction with a proposed new mixed-use structure, that would have one retail establishment on the first floor and one apartment on the second floor. Due to the necessity of provision of a second means of access for the second floor apartment, the Applicant was required to move the structure in a northerly direction a few feet in order to accommodate the exterior stairway on the rear of the structure so as to meet the five-foot rear yard setback requirement. Applicant is now



seeking to modify the original Decision in order to substitute a new Exhibit A-1 to show the relocated structure. All other aspects of the site plan approved by this Board in the previous Decision would remain as shown and all previous conditions would be adhered to as stated.

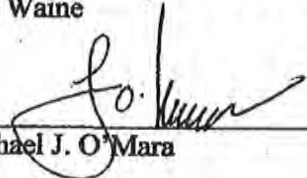
4. Therefore, based upon the foregoing, the Board finds that the substitution of the new site plan would be in harmony with the general purpose and intent of the Zoning By-law. The new site plan would not create any new issues that would have a significant adverse affect on the scenic integrity of the neighborhood and that would be contrary to sound traffic, parking or safety considerations.

5. Accordingly, by a UNANIMOUS vote, the **Board GRANTS** the requested **MODIFICATION** of the SPECIAL PERMIT relief granted in the Decision in BOA File No. 006-06 to allow the substitution of the new "Site Plan of Land", dated December 28, 2005 and revised on February 14, 2006, a reduced copy of which is attached hereto as Exhibit A-1. The previous conditions contained in said Decision that were not modified herein, are incorporated by reference and remain in full force and effect.

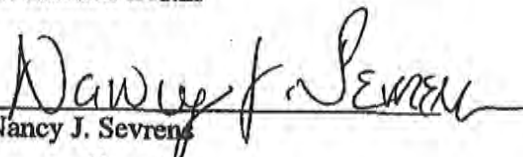
6. In separate action, the new Exhibit A-1 was approved by a UNANIMOUS vote of the Board under provisions for site plan review set forth in Nantucket Zoning By-law Section 139-23.

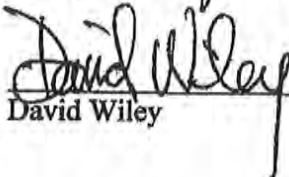
Dated: March 23, 2006

  
Dale Waine


  
Michael J. O'Mara

C. Richard Loftin

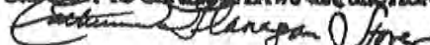
  
Nancy J. Sevens

  
David Wiley

ATTEST: A TRUE COPY

  
NANTUCKET TOWN CLERK

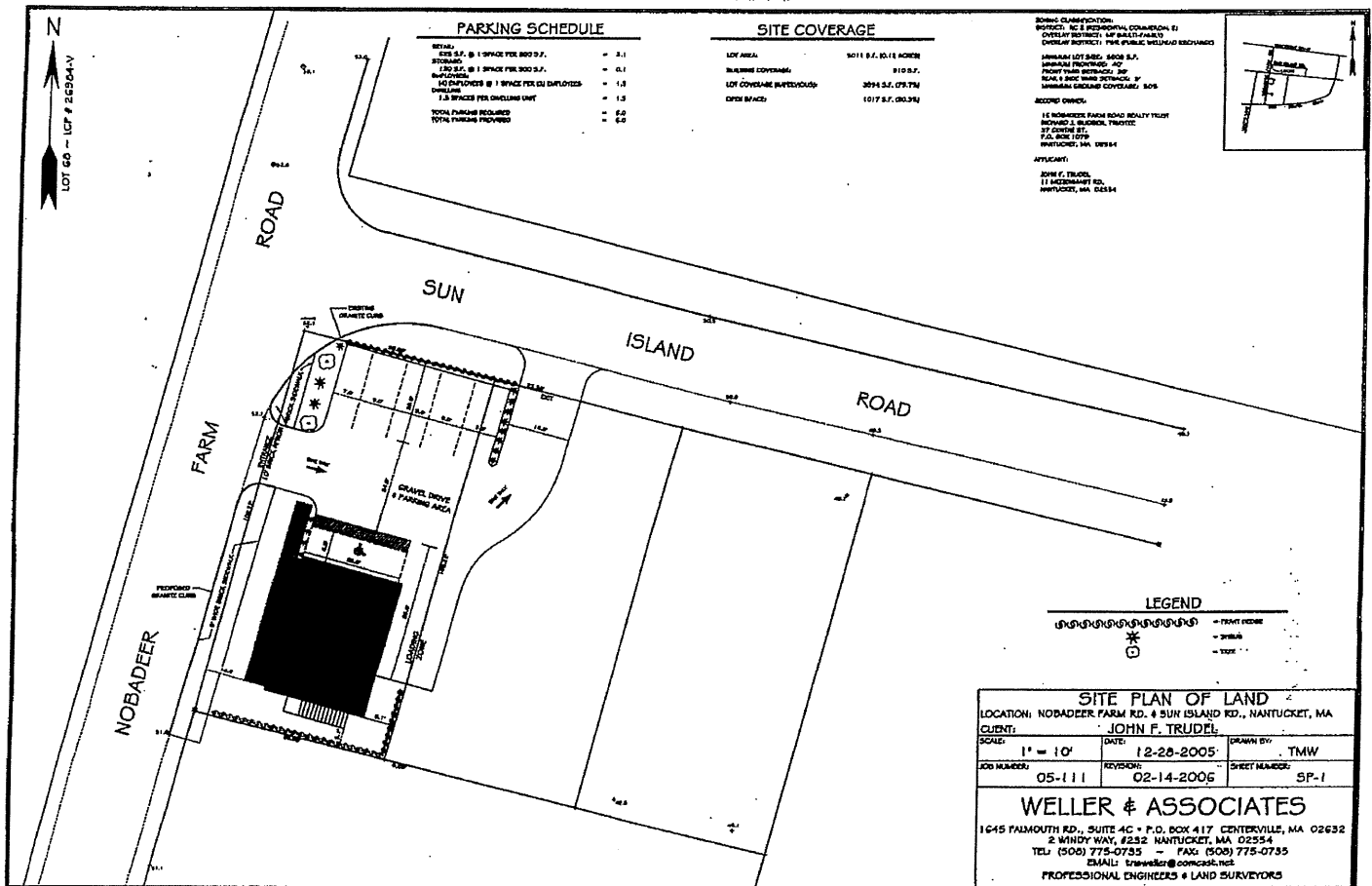
I CERTIFY THAT 20 DAYS HAVE ELAPSED AFTER THE DECISION WAS FILED IN THE OFFICE OF THE TOWN CLERK, AND THAT NO APPEAL HAS BEEN FILED, PURSUANT TO GENERAL LAWS 40A, SECTION 11

  
TOWN CLERK

APR 20 2006



Exh. A-1



116029



# TOWN OF NANTUCKET BOARD OF APPEALS

NANTUCKET, MASSACHUSETTS 02554



2007 00120220

Cert: 22008 Doc: MSP  
Registered: 05/03/2007 01:52 PM

Date: April 9, 2007

To: Parties in Interest and Others concerned with the  
Decision of the BOARD OF APPEALS in the Application of the  
following:

Application No.: 012-07

Owner/Applicant: John F. Trudel, III

Enclosed is the Decision of the BOARD OF APPEALS which has  
this day been filed in the office of the Nantucket Town  
Clerk.

An Appeal from this Decision may be taken pursuant to  
Section 17 of Chapter 40A, Massachusetts General Laws.

Any action appealing the Decision must be brought by  
filing an complaint in court within TWENTY (20) days after  
this day's date. Notice of the action with a copy of the  
complaint and certified copy of the Decision must be given  
to the Town Clerk so as to be received within such TWENTY  
(20) days.

*Nancy J. Sevens*  
Nancy J. Sevens, Chairman

cc: Town Clerk  
Planning Board  
Building Commissioner

PLEASE NOTE: MOST SPECIAL PERMITS AND VARIANCES HAVE A TIME  
LIMIT AND WILL EXPIRE IF NOT ACTED UPON ACCORDING TO NANTUCKET  
ZONING BY-LAW §139-30I (SPECIAL PERMITS); §139-32I (VARIANCES)  
ANY QUESTIONS, PLEASE CALL THE NANTUCKET ZONING BOARD OF APPEALS.

ZONING BOARD OF APPEALS  
2 FAIRGROUNDS ROAD  
NANTUCKET, MASSACHUSETTS 02554

Map 69, Parcel 26.4  
Zoned Residential Commercial - 2

12 Nobadeer Farm Road  
Lot 68, LC Plan 26984-V

At a public hearing of the Nantucket Board of Appeals held at 12:00 noon, Friday, **March 16, 2007**, in the Conference Room of the Town of Nantucket Building, 2 Fairgrounds Road, Nantucket, Massachusetts, on the Application of **JOHN F. TRUDEL, III**, of 11 Mizzenmast, Nantucket, MA 02554, Board of Appeals File No. **012-07**, the Board made the following Decision:

1. Applicant is seeking **MODIFICATION**, to the extent necessary, **of the SPECIAL PERMIT relief granted in the Decision in BOA File No. 006-06** (the "Decision"), later modified in the Decision in **BOA File No. 029-06**, that partially waived one parking space and allowed the loading zone to be placed within the required five-foot easterly side yard setback area and partially on the abutting lot and that were required for Applicant's new retail store. In addition, Applicant is **seeking new SPECIAL PERMIT relief** under Zoning By-law Section 139-9B(2)(i) (food processing, manufacturing and packaging). Applicant now **proposes to install an about 700 square-foot commercial kitchen in the basement of the newly built structure in addition to the convenience store on the first floor and an apartment on the second floor**. There would be **no expansion of the footprint**. The **kitchen** would be **ancillary to the retail use** on the first floor and used for the preparation of foods to be packaged and sold as retail food items in the store and by delivery to off-site locations. To the extent necessary, Applicant is seeking modification of the Decision, particularly under Zoning By-law Section 139-18, to waive an additional parking space should the Board feel such relief is necessary, given that the **kitchen is not a separate entity, and would be staffed by the retail store employees**. The Locus and new structure conform to all dimensional requirements of the Zoning By-law.

The Premises is located at the corner of Nobadeer Farm Road and Sun Island Road and is shown as **12 NOBADEER FARM ROAD**, Assessor's Map 69, Parcel 26.4. The lot is shown as Lot 68 on Land Court Plan No. 26984-V. The property is zoned Residential Commercial - 2.

\*AKA John F. Trudel



2. Our decision is based upon the application and accompanying materials, and representations and testimony received at our public hearing. **The Planning Board made a favorable recommendation.** Other than the presentation by the Applicant and his counsel, there was no other public comment and there were no letters on file.

3. Applicant, through counsel and personal testimony, represented that he is proposing to construct a commercial kitchen in the basement of his existing new mixed-use building, which also contains a first-floor retail store and a second-floor apartment. The commercial kitchen would be utilized as ancillary to the retail store use on the first floor for the preparation of pre-packaged foods to be sold as retail food items in the store and by delivery. **The building is to be operated as a single entity with the employees of the store also working in the proposed kitchen. These employees would live in the apartment above store as well.** Applicant argues that no additional parking is needed for the kitchen. The Applicant also represented that he has discussed the proposed commercial kitchen with many of his neighbors and stated that they had no concerns with this application. The property is benefited by an original grant of special permit relief in the Decision in BOA File No. 006-006, modified in the Decision in BOA File No. 029-06, that allowed a parking space and the loading zone to be shared between the subject property and the immediately abutting property to the east. There would be no change in the site plan as a result of the addition of the commercial kitchen and Applicant is seeking a waiver of any additional parking associated with the new kitchen space. However, to the extent necessary, the Applicant is asking to modify the previous Decisions to waive any additional spaces and new special permit relief to use the commercial kitchen for the processing and packaging of food for retail sales.

4. Therefore, based upon the foregoing, the Board finds that the requested relief to allow the use of the proposed commercial kitchen for the processing and manufacturing of pre-packaged food items for retail sale in the on-site store and by delivery, is in harmony with the general purpose and intent of the Zoning By-Law. The Board further finds that given that the kitchen is not a separate entity, and would be staffed by the retail store employees, waiving the additional parking spaces required for the kitchen employees would be in harmony with the general purpose and intent of the Zoning By-law and finds that full compliance with the parking and loading zone requirements would continued to be met in effect, and a modification of the previous parking waiver, to the extent necessary, of any additional parking requirement due to the installation of the kitchen, would not have a significant adverse affect on the scenic integrity of the neighborhood and would not be contrary to sound traffic, parking or safety considerations.


5. Accordingly, by a UNANIMOUS vote, the **Board GRANTS** the requested **MODIFICATION** of the previous SPECIAL PERMIT relief granted in the Decision in BOA File No. 006-06, as previously modified in the Decision in BOA File No. 029-06, waiving any additional parking requirement of Zoning By-law Section 139-18; **and** by the same vote, **GRANTS the requested SPECIAL PERMIT relief** under Zoning By-law Section 139-9B(2)(i) **to allow the use of a proposed commercial kitchen for the**




processing and manufacturing of pre-packaged food items for retail sale in the on-site store and by delivery. Relief is hereby conditioned upon the following:

- a. Said relief shall be personal to the applicant/owner, John F. Trudel, III and shall not run with the land. Should the ownership of the Premises be transferred to another entity, not controlled by said applicant/owner, the relief granted herein shall terminate, unless the Board votes to modify this Decision.
  - b. Conditions contained in the Decision in BOA File No. 006-06, as modified in the Decision in BOA File No. 029-06, are in full force and effect and are incorporated herein by reference.
6. In separate action, by a UNANIMOUS vote, the Board waives the site plan review and approval requirements under Section 139-23 of the Zoning By-law.


Dated: April 9, 2007

  
Nancy J. Sewrens


  
Dale Waino

  
Michael J. O'Mara

  
Kerim Koseatac

  
Burr Tupper

I CERTIFY THAT 20 DAYS HAVE ELAPSED AFTER  
THE DECISION WAS FILED IN THE OFFICE OF THE  
TOWN CLERK, AND THAT NO APPEAL HAS BEEN  
FILED, PURSUANT TO GENERAL LAWS 40A, SECTION 11

  
MAY 03 2007  
TOWN CLERK



2015 DEPARTMENTAL COMMENT ON LICENSE APPLICATIONS  
FOR BOS PUBLIC HEARINGS

APPLICANT: D&R Company, Inc. d/b/a Nantucket Trading Post

LICENSE TYPE: Annual Wine & Malt Package Store Liquor License

APPLICANT REQUEST: Approval of Transfer of Liquor License from Nantucket Trading Post, Inc.

PREMISES ADDRESS: 12 Nobadeer Farm Road

PUBLIC HEARING: 01/21/15

---

NPD: No issues reported.

NFD: No issues per Fire Chief.

BUILDING: No issues reported.

PLANNING: No issues per Planning Department. *Leslie Snell*

ZBA: See attached email and 3 ZBA 2006/2007 Decisions for 12 Nobadeer Farm Road. *Eleanor Antonietti*.

DPW: No issues reported.

PAUL S. JENSEN, P.C.

ATTORNEY AT LAW

OFFICE:  
4½ BARTLETT ROAD  
NANTUCKET, MA 02554

PHONE: (508) 228-9555  
FACSIMILE: (508) 228-3904  
acklawpaul@comcast.net

MAILING:  
P.O. Box 3097  
NANTUCKET, MA 02584

January 2, 2015

By Hand

Rick Atherton, Chairman  
Nantucket Board of Selectman  
16 Broad Street  
Nantucket, MA 02554

Re: Transfer Annual Wine/Malt Beverages Package Store License  
Nantucket Trading Post  
12 Nobadeer Farm Rd

Dear Chairman Atherton:

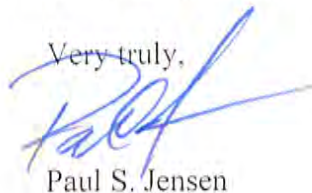
On behalf of D & R Company, Inc., please accept this letter and the various applications, with supporting documentation, for the Board's approval of the transfer the Annual Wine/Malt Package Store License from Nantucket Trading Post, Inc. to D & R Company, Inc. and of appointment of Dora Yesenia Lemus as Manager for said License.

Also enclosed is \$200 check to the Commonwealth of Massachusetts, \$20 check to the Town of Nantucket and \$119.80 check to the Inquirer and Mirror to cover the application and advertising fees for this transfer and appointment.

Please schedule this matter for a hearing before the Board on January 21, 2015.

Thank you and if you have any questions or need to contact this office, I can be reached by phone at 508-228-9555, or by e-mail to [acklawpaul@comcast.net](mailto:acklawpaul@comcast.net).

Very truly,



Paul S. Jensen

cc: Dora Y. Lemus





*The Commonwealth of Massachusetts*  
**Alcoholic Beverages Control Commission**  
239 Causeway Street  
Boston, MA 02114  
[www.mass.gov/abcc](http://www.mass.gov/abcc)

☐ For Reconsideration

**FORM 43**  
**MUST BE SIGNED BY LOCAL LICENSING AUTHORITY**

076200181

ABCC License Number

Nantucket

City/Town

January 21, 2015

Local Approval Date

**TRANSACTION TYPE (Please check all relevant transactions):**

- |   |  |   |   |
|---|--|---|---|
| <input type="checkbox"/> New License                    | <input type="checkbox"/> New Officer/Director            | <input type="checkbox"/> Pledge of License          | <input type="checkbox"/> Change Corporate Name      |
| <input checked="" type="checkbox"/> Transfer of License | <input type="checkbox"/> Change of Location              | <input type="checkbox"/> Pledge of Stock            | <input type="checkbox"/> Seasonal to Annual         |
| <input checked="" type="checkbox"/> Change of Manager   | <input type="checkbox"/> Alteration of Licensed Premises | <input type="checkbox"/> Transfer of Stock          | <input type="checkbox"/> Change of License Type     |
| <input type="checkbox"/> Cordials/Liqueurs Permit       | <input type="checkbox"/> Issuance of Stock               | <input type="checkbox"/> New Stockholder            | <input type="checkbox"/> Other <input type="text"/> |
| <input type="checkbox"/> 6-Day to 7-Day License         | <input type="checkbox"/> Management/Operating Agreement  | <input type="checkbox"/> Wine & Malt to All Alcohol |   |

Name of Licensee D&R Company, Inc.

EIN of Licensee 47-2388934

D/B/A Nantucket Trading Post

Manager Dora Yesenia Lemus

ADDRESS: 12 Nobadeer Farm Road

CITY/TOWN: Nantucket

STATE

MA

ZIP CODE

02554

Annual

Annual or Seasonal

Wine/Malt

Category: (All Alcohol- Wine & Malt Wine,  
Malt & Cordials)

Package Store

Type: (Restaurant, Club, Package  
Store, General On Premises, Etc.)

**Complete Description of Licensed Premises:**

First floor of 3-story wood building with 3 entrances/exits including front, side (employer/delivery) and rear (employer/delivery).

Application Filed: 1/2/2015 12:30PM

Date & Time

Advertised: 1/8 and 1/15/2015 Inquirer & Mirror

Date & Attach Publication

Abutters Notified: Yes ☐ No ☒

Licensee Contact Person for Transaction Paul S. Jensen, Esq. [acklawpaul@comcast.net](mailto:acklawpaul@comcast.net) Phone: 508-228-9555

ADDRESS: PO Box 3097

CITY/TOWN: Nantucket

STATE

MA

ZIP CODE

02554

Remarks: To transfer wine/malt license #076200181 from Nantucket Trading Post, Inc. to D&R Company, Inc. d/b/a Nantucket Trading Post + Chg of Mgr.

The Local Licensing Authorities By:

Alcoholic Beverages Control Commission  
Ralph Sacramone  
Executive Director



marks:



Commonwealth of Massachusetts  
Alcoholic Beverages Control Commission  
239 Causeway Street, First Floor  
Boston, MA 02114

PETITION FOR TRANSFER OF OWNERSHIP, TRANSFER OF STOCK, NEW OFFICER(S),  
DIRECTOR(S), STOCKHOLDER(S) AND LLC MANAGER(S)

76200181

ABCC License Number

Nantucket

City/Town

The licensee A. Nantucket Trading Post, Inc. and the proposed transferee B. D & R Company, Inc. respectfully petition the Licensing Authorities to approve the following transfer of ownership. Any Corporation, LLC or Association, Partnership, Individual, Sole Proprietor Listed in box (A.) must submit a certificate of good standing from the Massachusetts Department of Revenue (DOR).

Is the PRESENT licensee a Corporation/LLC listed in box (A.), duly registered under the laws of the Commonwealth of Massachusetts?

☒ Yes ☐ No If YES, please list the officers, directors and stockholders, their residences, and shares owned by each.

Name	Title	Address	Stock or % Owned
John Trudel	Pres./Direct/Stockholder	11 Mizzenmast, Nantucket, MA 02554	50%
Somwong Kay Kyomitmaitee	Treas./Direct/Stockholder	46B Fairgrounds Rd, Nantucket, MA 02554	50%
Paul S. Jensen, Esq	Secretary	4 Fishers Landing Rd, Nantucket, MA 02554	

Is the PROPOSED transferee a Corporation/LLC listed in box (B.), duly registered under the laws of the Commonwealth of Massachusetts?

☒ Yes ☐ No

TO: (Place an \* before the name of each DIRECTOR/LLC Manager.)

Name	Title	Address	Stock or % Owned
*Dora Yesenia Lemus	Pres./Direct/Stockholder	12 Cynthia Ln, Nantucket, MA 02554	50%
*Rodil O. Lemus	Treasurer/Secr./Stock	3 Nobadeer Wy, Nantucket, MA 02554	50%

The above named proposed transferee hereby joins in this petition for transfer of said license.

SIGNATURE OF LAST-APPROVED LICENSEE:

John F. Trudel  
(If a Corporation/LLC, by its authorized representative)

Date Signed 1/2/15

SIGNATURE OF PROPOSED TRANSFEREE:

[Signature]

**APPLICATION FOR RETAIL ALCOHOLIC BEVERAGE LICENSE**

City/Town

Nantucket

**1. LICENSEE INFORMATION:**

A. Legal Name/Entity of Applicant:(Corporation, LLC or Individual) D &amp; R Company, Inc.

B. Business Name (if different) : Nantucket Trading Post

C. Manager of Record: Dora Yesenia Lemus

D. ABCC License Number (for existing licenses only) : 76200181

E. Address of Licensed Premises: 12 Nobadeer Farm Rd

City/Town: Nantucket

State: MA

Zip: 02554

F. Business Phone: 508-228-6661

G. Cell Phone: 774-236-1308

H. Email:

I. Website:

J. Mailing address (if different from E.):

City/Town:

State:

Zip:

**2. TRANSACTION:**

- ☐ New License
 ☐ New Officer/Director
 ☐ Transfer of Stock
 ☐ Issuance of Stock
 ☐ Pledge of Stock  
☒ Transfer of License
 ☐ New Stockholder
 ☐ Management/Operating Agreement
 ☐ Pledge of License

**The following transactions must be processed as new licenses:**

- ☐ Seasonal to Annual
 ☐ (6) Day to (7)-Day License
 ☐ Wine & Malt to All Alcohol

**IMPORTANT ATTACHMENTS (1):** The applicant must attach a vote of the entity authorizing all requested transactions, including the appointment of a Manager of Record or principal representative.

**3. TYPE OF LICENSE:**

- ☐ §12 Restaurant
 ☐ §12 Hotel
 ☐ §12 Club
 ☐ §12 Veterans Club  
☐ §12 General On-Premises
 ☐ §12 Tavern (No Sundays)
 ☒ §15 Package Store

**4. LICENSE CATEGORY:**

- ☐ All Alcoholic Beverages
 ☒ Wine & Malt Beverages Only
 ☐ Wine or Malt Only  
☐ Wine & Malt Beverages with Cordials/Liqueurs Permit

**5. LICENSE CLASS:**

- ☒ Annual
 ☐ Seasonal

**6. CONTACT PERSON CONCERNING THIS APPLICATION (ATTORNEY IF APPLICABLE)**

NAME:

Paul S. Jensen, Esq.

ADDRESS:

PO Box 3097

CITY/TOWN:

Nantucket

STATE: MA

ZIP CODE:

02584

CONTACT PHONE NUMBER:

508-228-9555

FAX NUMBER:

508-228-3904

EMAIL: acklawpaul@comcast.net

**7. DESCRIPTION OF PREMISES:**

Please provide a complete description of the premises to be licensed. Please note that this must be identical to the description on the Form 43.

First floor of 3-story wood building with 3 entrances/exits including front, side (employer/delivery) and rear (employer and delivery)

Total Square Footage: 6 sq. ft

Number of Entrances: 3

Number of Exits: 3

Occupancy Number:

26

Seating Capacity:

0

IMPORTANT ATTACHMENTS (2): The applicant must attach a floor plan with dimensions and square footage for each floor &amp; room.

**8. OCCUPANCY OF PREMISES:**

By what right does the applicant have possession and/or legal occupancy of the premises?

Final Lease

IMPORTANT ATTACHMENTS (3): The applicant must submit a copy of the final lease or documents evidencing a legal right to occupy the premises.

Other:

Landlord is a(n):

Individual

Other:

Name:

John F. Trudell

Phone:

Address:

11 Mizzenmast

City/Town:

Nantucket

State:

MA

Zip:

02554

Initial Lease Term: Beginning Date

12/01/2014

Ending Date

11/30/2019

Renewal Term:

5 years

Options/Extensions at:

Years Each

Rent:

\$60,000.00

Per Year

Rent:

\$5,000.00

Per Month

Do the terms of the lease or other arrangement require payments to the Landlord based on a percentage of the alcohol sales?

Yes ☐ No ☒**IMPORTANT ATTACHMENTS (4):**

1. If yes, the Landlord is deemed a person or entity with a financial or beneficial interest in this license. Each individual with an ownership interest with the Landlord must be disclosed in §10 and must submit a completed Personal Information Form attached to this application.
2. Entity formation documents for the Landlord entity must accompany the application to confirm the individuals disclosed.
3. If the principals of the applicant corporation or LLC have created a separate corporation or LLC to hold the real estate, the applicant must still provide a lease between the two entities.

**9. LICENSE STRUCTURE:**

The Applicant is a(n):

Corporation

Other :

If the applicant is a Corporation or LLC, complete the following:

Date of Incorporation/Organization:

11/24/2014

State of Incorporation/Organization: Massachusetts

Is the Corporation publicly traded? Yes ☐ No ☒**10. INTERESTS IN THIS LICENSE:**

List all individuals involved in the entity (e.g. corporate stockholders, directors, officers and LLC members and managers) and any person or entity with a direct or indirect, beneficial or financial interest in this license (e.g. landlord with a percentage rent based on alcohol sales).

**IMPORTANT ATTACHMENTS (5):**A. All individuals or entities listed below are required to complete a Personal Information Form.B. All shareholders, LLC members or other individuals with any ownership in this license must complete a CORI Release Form.

Name	All Titles and Positions	Specific # of Stock or % Owned	Other Beneficial Interest
Dora Y. Lemus	Presid/Direct/Stockholder	50%	
Rodil O. Lemus	Treasurer/Secr./Stock	50%	

\*If additional space is needed, please use last page.

**11. EXISTING INTEREST IN OTHER LICENSES:**

Does any individual listed in §10 have any direct or indirect, beneficial or financial interest in any other license to sell alcoholic beverages? Yes ☐ No ☒ If yes, list said interest below:

Name	License Type	Licensee Name & Address
	Please Select	
	Please Select	
	Please Select	
	Please Select	
	Please Select	
	Please Select	
	Please Select	

\*If additional space is needed, please use last page.



**12. PREVIOUSLY HELD INTERESTS IN OTHER LICENSES:**

Has any individual listed in §10 who has a direct or indirect beneficial interest in this license ever held a direct or indirect, beneficial or financial interest in a license to sell alcoholic beverages, which is not presently held? Yes ☐ No ☒ If yes, list said interest below:

Name	Licensee Name & Address	Date	Reason Terminated
			Please Select
			Please Select
			Please Select

**13. DISCLOSURE OF LICENSE DISCIPLINARY ACTION:**

Have any of the disclosed licenses to sell alcoholic beverages listed in §11 and/or §12 ever been suspended, revoked or cancelled? Yes ☐ No ☒ If yes, list said interest below:

Date	License	Reason of Suspension, Revocation or Cancellation

**14. CITIZENSHIP AND RESIDENCY REQUIREMENTS FOR A (§15) PACKAGE STORE LICENSE ONLY :****A.) For Individual(s):**

1. Are you a U.S. Citizen? Yes ☐ No ☐
2. Are you a Massachusetts Residents? Yes ☐ No ☐

**B.) For Corporation(s) and LLC(s) :**

1. Are all Directors/LLC Managers U.S. Citizens? Yes ☒ No ☐
2. Are a majority of Directors/LLC Managers Massachusetts Residents? Yes ☒ No ☐
3. Is the License Manager or Principal Representative a U.S. Citizen? Yes ☒ No ☐

**C.) Shareholder(s), Member(s), Director(s) and Officer(s):**

- 1.. Are all Shareholders, Members, Directors, LLC Managers and Officers involved at least twenty-one (21) years old? Yes ☒ No ☐

**15. CITIZENSHIP AND RESIDENCY REQUIREMENTS FOR (§12) RESTAURANT, HOTEL, CLUB, GENERAL ON PREMISE, TAVERN, VETERANS CLUB LICENSE ONLY:****A.) For Individual(s):**

1. Are you a U.S. Citizen? Yes ☐ No ☐

**B.) For Corporation(s) and LLC(s) :**

1. Are a majority of Directors/LLC Managers **NOT** U.S. Citizen(s)? Yes ☐ No ☐
2. Is the License Manager or Principal Representative a U.S. Citizen? Yes ☐ No ☐

**C.) Shareholder(s), Member(s), Director(s) and Officer(s):**

- 1.. Are all Shareholders, Members, Directors, LLC Managers and Officers involved at least twenty-one (21) years old? Yes ☐ No ☐

**16. COSTS ASSOCIATED WITH LICENSE TRANSACTION:**

A. Purchase Price for Real Property:

B. Purchase Price for Business Assets:

\$85,000.00

C. Costs of Renovations/Construction:

D. Initial Start-Up Costs:

E. Purchase Price for Inventory:

\$5,000.00

F. Other: (Specify)

**G: TOTAL COST**

\$90,000.00

**H. TOTAL CASH**

\$60,000.00

**I. TOTAL AMOUNT FINANCED**

\$30,000.00

**IMPORTANT ATTACHMENTS (6):** Submit any and all records, documents and affidavits including loan agreements that explain the source(s) of money for this transaction. Sources of cash must include a minimum of three (3) months of bank statements.

The amounts listed in subsections (H) and (I) must total the amount reflected in (G).

**17. PROVIDE A DETAILED EXPLANATION OF THE FORM(S) AND SOURCE(S) OF FUNDING FOR THE COSTS IDENTIFIED ABOVE (INCLUDE LOANS, MORTGAGES, LINES OF CREDIT, NOTES, PERSONAL FUNDS, GIFTS):**

Seller financing of \$30,000 of purchase price of business assets by a note dated 1/1/14 from D & R Trading Post, Rodil O. Lemus and Dora Yesenia Lemus to Nantucket Trading Post, Inc. payable monthly over 3 years.

\*If additional space is needed, please use last page.

**18. LIST EACH LENDER AND LOAN AMOUNT(S) FROM WHICH "TOTAL AMOUNT FINANCED" NOTED IN SUB-SECTIONS 16(I) WILL DERIVE:**

A.

Name	Dollar Amount	Type of Financing
Nantucket Trading Post, Inc.	\$30,000.00	Seller Financing

\*If additional space is needed, please use last page.

B. Does any individual or entity listed in §19 as a source of financing have a direct or indirect, beneficial or financial interest in this license or any other license(s) granted under Chapter 138? Yes ☐ No ☒

If yes, please describe:



**19. PLEDGE: (i.e. COLLATERAL FOR A LOAN)**

A.) Is the applicant seeking approval to pledge the license? ☐ Yes ☒ No

1. If yes, to whom:

2. Amount of Loan:  3. Interest Rate:  4. Length of Note:

5. Terms of Loan :

B.) If a corporation, is the applicant seeking approval to pledge any of the corporate stock? ☐ Yes ☒ No

1. If yes, to whom:

2. Number of Shares:

C. ) Is the applicant pledging the inventory? ☐ Yes ☒ No

If yes, to whom:

**IMPORTANT ATTACHMENTS (7):** If you are applying for a pledge, submit the pledge agreement, the promissory note and a vote of the Corporation/LLC approving the pledge.

**20. CONSTRUCTION OF PREMISES:**

Are the premises being remodeled, redecorated or constructed in any way?\_If YES, please provide a description of the work being performed on the premises: ☐ Yes ☒ No

21. ANTICIPATED OPENING DATE:

IF ALL OF THE INFORMATION AND  
ATTACHMENTS ARE NOT COMPLETE  
THE APPLICATION WILL BE  
**RETURNED**

**APPLICANT'S STATEMENT**

I, Dora Yesenia Lemus the ☐ sole proprietor; ☐ partner; ☒ corporate principal; ☐ LLC/LLP member


of D&R Company, Inc., hereby submit this application for transfer Annual Wine & Malt Bev (hereinafter the

"Application"), to the local licensing authority (the "LLA") and the Alcoholic Beverages Control Commission (the "ABCC" and together with the LLA collectively the "Licensing Authorities") for approval.

I do hereby declare under the pains and penalties of perjury that I have personal knowledge of the information submitted in the Application, and as such affirm that all statement and representations therein are true to the best of my knowledge and belief. I further submit the following to be true and accurate:

- (1) I understand that each representation in this Application is material to the Licensing Authorities' decision on the Application and that the Licensing Authorities will rely on each and every answer in the Application and accompanying documents in reaching its decision;
- (2) I state that the location and description of the proposed licensed premises does not violate any requirement of the ABCC or other state law or local ordinances;
- (3) I understand that while the Application is pending, I must notify the Licensing Authorities of any change in the information submitted therein. I understand that failure to give such notice to the Licensing Authorities may result in disapproval of the Application;
- (4) I understand that upon approval of the Application, I must notify the Licensing Authorities of any change in the Application information as approved by the Licensing Authorities. I understand that failure to give such notice to the Licensing Authorities may result in sanctions including revocation of any license for which this Application is submitted;
- (5) I understand that the licensee will be bound by the statements and representations made in the Application, including, but not limited to the identity of persons with an ownership or financial interest in the license;
- (6) I understand that all statements and representations made become conditions of the license;
- (7) I understand that any physical alterations to or changes to the size of, the area used for the sale, delivery, storage, or consumption of alcoholic beverages, must be reported to the Licensing Authorities and may require the prior approval of the Licensing Authorities;
- (8) I understand that the licensee's failure to operate the licensed premises in accordance with the statements and representations made in the Application may result in sanctions, including the revocation of any license for which the Application was submitted; and
- (9) I understand that any false statement or misrepresentation will constitute cause for disapproval of the Application or sanctions including revocation of any license for which this Application is submitted.

Signature:



Date:

1/2/15

Title:

President



*The Commonwealth of Massachusetts*  
*Alcoholic Beverages Control Commission*  
239 Causeway Street  
Boston, MA 02114  
[www.mass.gov/abcc](http://www.mass.gov/abcc)

**MANAGER APPLICATION**

All proposed managers are required to complete a Personal Information Form,  
and attach a copy of the corporate vote authorizing this action and appointing a manager.

**1. LICENSEE INFORMATION:**

Legal Name of Licensee:	D & R Company, Inc.	Business Name (dba):	Nantucket Trading Post
Address:	12 Nobadeer Farm Rd		
City/Town:	Nantucket	State:	MA Zip Code: 02554
ABCC License Number: (If existing licensee)	76200181	Phone Number of Premise:	508-228-6661

**2. MANAGER INFORMATION:**

A. Name:	Dora Yesenia Lemus	B. Cell Phone Number:	774-2361308
C. List the number of hours per week you will spend on the licensed premises:	50		

**3. CITIZENSHIP INFORMATION:**

A. Are you a U.S. Citizen:	Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	B. Date of Naturalization:	May 23, 2012	C. Court of Naturalization:	
----------------------------	---	----------------------------	--------------	-----------------------------	--

(Submit proof of citizenship and/or naturalization such as U.S. Passport, Voter's Certificate, Birth Certificate or Naturalization Papers)

**4. BACKGROUND INFORMATION:**

A. Do you now, or have you ever, held any direct or indirect, beneficial or financial interest in a license to sell alcoholic beverages? Yes ☐ No ☒

If yes, please describe:

B. Have you ever been the Manager of Record of a license to sell alcoholic beverages that has been suspended, revoked or cancelled? Yes ☐ No ☒

If yes, please describe:

C. Have you ever been the Manager of Record of a license that was issued by this Commission? Yes ☐ No ☒

If yes, please describe:

D. Please list your employment for the past ten years (Dates, Position, Employer, Address and Telephone):

Nantucket Post 12/1/14 to Present, Nantucket Public Schools 1999-2014

I hereby swear under the pains and penalties of perjury that the information I have provided in this application is true and accurate:

Signature

Date

1/2/15



## TOWN AND COUNTY OF NANTUCKET

16 Broad Street  
Nantucket, Massachusetts 02554

Telephone (508) 228-7255  
Facsimile (508) 228-7272  
[www.nantucket-ma.gov](http://www.nantucket-ma.gov)

At the Board of Selectmen's meeting held Wednesday, January 21, 2015, the Board approved the application for D&R Company, Inc. d/b/a Nantucket Trading Post for a Transfer of the existing Annual Wine/Malt Package Store liquor license to Dora Y. Lemus, Manager, for the premises located at 12 Nobadeer Farm Road, Nantucket MA 02554. The Board determined that this transfer of ownership for the Annual Wine/Malt Package Store liquor license at this location is not detrimental to the educational activities of Nantucket New School, 15 Nobadeer Farm Road, Nantucket MA or Small Friends On Nantucket, 19 Nobadeer Farm Road, Nantucket MA. These abutters are located within approximately 500 feet of the premises of Nantucket Trading Post, 12 Nobadeer Farm Road, Nantucket MA.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Board of Selectmen  
Nantucket, MA 02554



2015 DEPARTMENTAL COMMENT ON LICENSE APPLICATIONS  
FOR BOS PUBLIC HEARINGS

APPLICANT: MILLIE'S (Restaurant)

LICENSE TYPE: Seasonal All-Alcohol Restaurant **Liquor License**

ACTION REQUESTED: Alteration of Premises

PREMISES ADDRESS: 326 Madaket Road

PUBLIC HEARING: 01/21/15

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NPD: (No issues reported by NPD)

NFD: No issues per Fire Chief

BUILDING: S. Butler out of office so no comments provided.

HEALTH: Health Department will need applicant to fill out a "Plan Review" with a detailed floor plan that labels equipment, floor material, sinks, drains, Millie's needs to contact Building Dept. to see about a building permit.

Health needs to see plans with a seating delineation (actual seats and tables drawn on the plan) to determine if the 124 seats approved by this department (limited due to septic system size) are appropriate. Our concern is that the number of seats, including standing meal service locations, total within the 124 approved meal service locations allowed. I WOULD ASK THE BOARD TO TAKE NO ACTION ON THIS MODIFICATION UNTIL HEALTH DEPARTMENT SIGNS OFF ON THE SEATING PLAN.

Should the license holder propose to use an outside patio bar, approval of the outside bar facility is required by the local Health Department prior to operation.

Health would like to see a plan (drawing) of the wall mounted single bar/service counter. They are 2 different things in my opinion. How big is it, is there seating? A better description is needed. *R. Ray/A. Crowley*

PLANNING/ZBA: Ancillary issue: Planning is in contact with the restaurant owner regarding possibility of relocating the existing number of portapotties on Madaket Beach to an area on Millie's property. *A. Vorce*

DPW: (No issues reported by DPW)

ATTORNEY FOR APPLICANT (Responses below are in bold type):

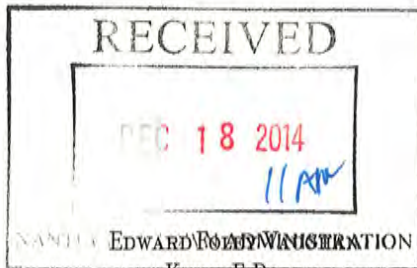
1. Is the total number of customer seats and/or the capacity number of the restaurant going to change with this Alteration of Premises (if approved)?

**No! Nothing is proposed to be changed.**

2. What are the number of seats and the capacity number?

**Millie's is approved by the Planning Board and the Board of Health as able to have 124 seats in use at any given time with as many actual chairs as they want. This is so that they don't have to move seats inside or outside depending on the weather. The Board of Health also decided that because people eat at high tops and finger bars that each of those counts as 3 seats. Building Dept. would have capacity information.**





NANTUCKET BOARD OF SELECTMEN

KEVIN P. DALE

RICHARD P. BEAUDETTE

LORI D'ELIA

BRYAN J. SWAIN

VAUGHAN, DALE, HUNTER AND BEAUDETTE

PROFESSIONAL CORPORATION

ATTORNEYS AT LAW

WHALER'S LANE

P.O. BOX 659

NANTUCKET, MASSACHUSETTS 02554

TEL: (508) 228-4455

FAX: (508) 228-3070

WILLIAM F. HUNTER  
OF COUNSEL

December 18, 2014

Nantucket Board of Selectman  
Rick Atherton, Chairman  
Anne McAndrew, Licensing Agent  
16 Broad Street  
Nantucket, MA 02554

Re: *Hither Creek, LLC, d/b/a Millie's  
Alteration of Premises Application  
326 Madaket Road  
Nantucket, MA 02554  
Liquor License Number: 76200160*

To whom it may concern:

I represent Hither Creek, LLC, d/b/a Millie's, a Massachusetts Limited Liability Company located at 326 Madaket Road, Nantucket, MA 02554. My client hereby proposes to make a minor alteration to the layout and configuration of Millie's first floor bar. Please note that I have enclosed the following materials in support of this request:

1. Retail Transmittal Form
2. A check in the amount of \$200.00 representing the ABCC Application fee,
3. A check in the amount of \$119.80 made payable to the Inquirer and Mirror for the News Paper Notice, *+ \$134.40 ck # 14928 - Both made to 14m 1/7/15*
4. A check in the amount of \$20.00 made payable to the Town of Nantucket representing the Local Application Fee.
5. Copies of the certified abutters list generated by Nantucket Accessor's office,
6. Petition for Change of License,
7. Floor Plans,
8. A signed Lease by my client, Hither Creek, LLC that provides them with the right to occupy the premises at 326 Madaket Road,
9. An affidavit by my client detailing the source of his money for this license transaction,

10. Three (3) months of Bank Statements confirming the sources of funds,
11. A Certificate of Manager verifying Hither Creek's right to apply for Alteration of Premises; and
12. Completed Financial Information.

Please schedule this matter for the December 17, 2014 public meeting of the Board of Selectman. Please advertise this notice of your hearing on this license as soon as possible. Please note that we reserve the right to supplement this application with further materials at a later time. Thank you for your help and if you require any additional material or have any question, please do not hesitate to contact me by phone at 508-228-4455 or by email at [rick@vdhlaw.com](mailto:rick@vdhlaw.com)

Sincerely,



Richard P. Beaudette, Esquire

RPB/BJ  
Enclosures  
CC:  
Robert Blair





*The Commonwealth of Massachusetts*  
**Alcoholic Beverages Control Commission**  
239 Causeway Street  
Boston, MA 02114  
[www.mass.gov/abcc](http://www.mass.gov/abcc)

☐ For Reconsideration

**FORM 43**  
**MUST BE SIGNED BY LOCAL LICENSING AUTHORITY**

076200160

ABCC License Number

Nantucket

City/Town

January 21, 2015

Local Approval Date

**TRANSACTION TYPE (Please check all relevant transactions):**

- |   |   |   |   |
|---|---|---|---|
| <input type="checkbox"/> New License              | <input type="checkbox"/> New Officer/Director                       | <input type="checkbox"/> Pledge of License          | <input type="checkbox"/> Change Corporate Name      |
| <input type="checkbox"/> Transfer of License      | <input type="checkbox"/> Change of Location                         | <input type="checkbox"/> Pledge of Stock            | <input type="checkbox"/> Seasonal to Annual         |
| <input type="checkbox"/> Change of Manager        | <input checked="" type="checkbox"/> Alteration of Licensed Premises | <input type="checkbox"/> Transfer of Stock          | <input type="checkbox"/> Change of License Type     |
| <input type="checkbox"/> Cordials/Liqueurs Permit | <input type="checkbox"/> Issuance of Stock                          | <input type="checkbox"/> New Stockholder            | <input type="checkbox"/> Other <input type="text"/> |
| <input type="checkbox"/> 6-Day to 7-Day License   | <input type="checkbox"/> Management/Operating Agreement             | <input type="checkbox"/> Wine & Malt to All Alcohol |   |

Name of Licensee Hither Creek LLC

EIN of Licensee 27-2164126

D/B/A Millie's

Manager Christopher Cochran

ADDRESS: 326 Madaket Road

CITY/TOWN: Nantucket

STATE

MA

ZIP CODE

02554

Seasonal

Annual or Seasonal

All-Alcohol

Category: (All Alcohol- Wine & Malt Wine,  
Malt & Cordials)

Restaurant

Type: (Restaurant, Club, Package  
Store, General On Premises, Etc.)

**Complete Description of Licensed Premises:**

Remove first floor high top tables and finger bars, as seen on Exhibit A, attached hereto, and replace them with a single bar/service counter as seen on Exhibit B, attached hereto.

Application Filed: 12/18/14 11:00 AM

Date & Time

Advertised: 1/8 and 1/15/15 Inquirer & Mirror

Date & Attach Publication

Abutters Notified: Yes ☒ No ☐

Licensee Contact Person for Transaction Richard P. Beaudette, Esq. Vaughan, Dale, Hunter

Phone: 508-228-4455 rick@vdhlaw.com

ADDRESS: PO Box 659

CITY/TOWN: Nantucket

STATE

MA

ZIP CODE

02554

Remarks: Licensing: Anne McAndrew, Town of Nantucket, 16 Broad Street, 02554 508-228-7255, Fax 508-228-7272, amcandrew@nantucket-ma.gov

The Local Licensing Authorities By:

Alcoholic Beverages Control Commission  
Ralph Sacramone  
Executive Director



Remarks:

**Financial Information:****Costs Associated with License**

1. Real Property:	\$ <input type="text" value="0"/>
2. Business Purchase:	\$ <input type="text" value="0"/>
3. Renovations/Construction:	\$ <input type="text" value="19,500"/>
4. Start up/Operating Capital:	\$ <input type="text" value="0"/>
5. Inventory:	\$ <input type="text" value="0"/>
6. Goodwill:	\$ <input type="text" value="0"/>
7. Furniture:	\$ <input type="text" value="0"/>
<b>8. TOTAL COST:</b>	\$ <input type="text" value="19,500"/>
<b>9. TOTAL CASH:</b>	\$ <input type="text" value="19,500"/>
<b>10. TOTAL FINANCED:</b>	\$ <input type="text" value="0"/>

The amounts in items 9 and 10 must total the amount reflected in item 8. **IMPORTANT:** Submit any and all records, documents and affidavits including loan agreements that explain the sources of money for this transaction.



The Commonwealth of Massachusetts  
Alcoholic Beverages Control Commission  
239 Causeway Street  
Boston, MA 02114  
[www.mass.gov/abcc](http://www.mass.gov/abcc)

PETITION FOR CHANGE OF LICENSE

76200160

ABCC License Number

Nantucket

City/Town

The licensee Hither Creek, LLC d/b/a Millie's respectfully petitions the Licensing Authorities to approve the following transactions:

- |   |  |
|---|--|
| <input type="checkbox"/> Change of Manager  | <input checked="" type="checkbox"/> Alteration of Premises |
| <input type="checkbox"/> Pledge of License/Stock  | <input type="checkbox"/> Cordial & Liqueurs                |
| <input type="checkbox"/> Change of Corporate Name/DBA                                   | <input type="checkbox"/> Change of Location                |
| <input type="checkbox"/> Change of License Type (§12 ONLY, e.g. "club" to "restaurant") |  |

☐ Change of Manager

Last-Approved Manager:

Requested New Manager:

☐ Pledge of License/Stock

Loan Principal Amount: \$

Interest Rate:

Payment Term:

Lender:

☐ Change of Corporate Name/DBA

Last-Approved Corporate Name/DBA:

Requested New Corporate Name/DBA:

☐ Change of License Type

Last-Approved License Type:

Requested New License Type:

☒ Alteration of Premises: (must fill out financial information form)

Description of Alteration:

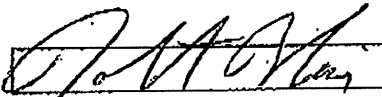
Remove first floor high top tables and fingers bars, as seen on Exhibit A, attached hereto, and replace them with a single bar/service counter as seen on Exhibit B, attached hereto.

☐ Change of Location: (must fill out financial information form)

Last-Approved Location:

Requested New Location:

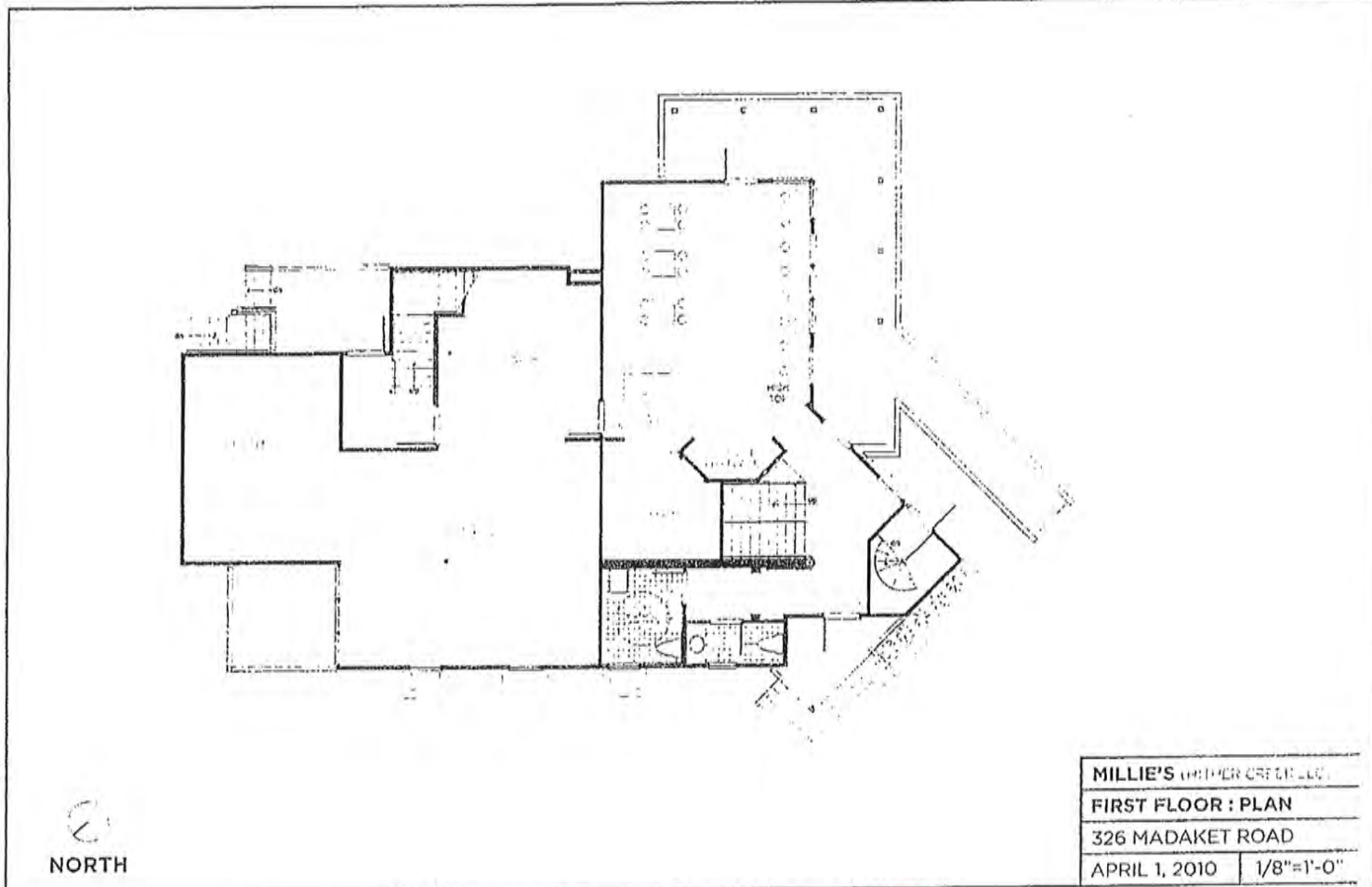
Signature of Licensee

  
(If a Corporation/LLC, by its authorized representative)

Date Signed

1/7/15

## Exhibit B



*Current View*

# Exhibit A

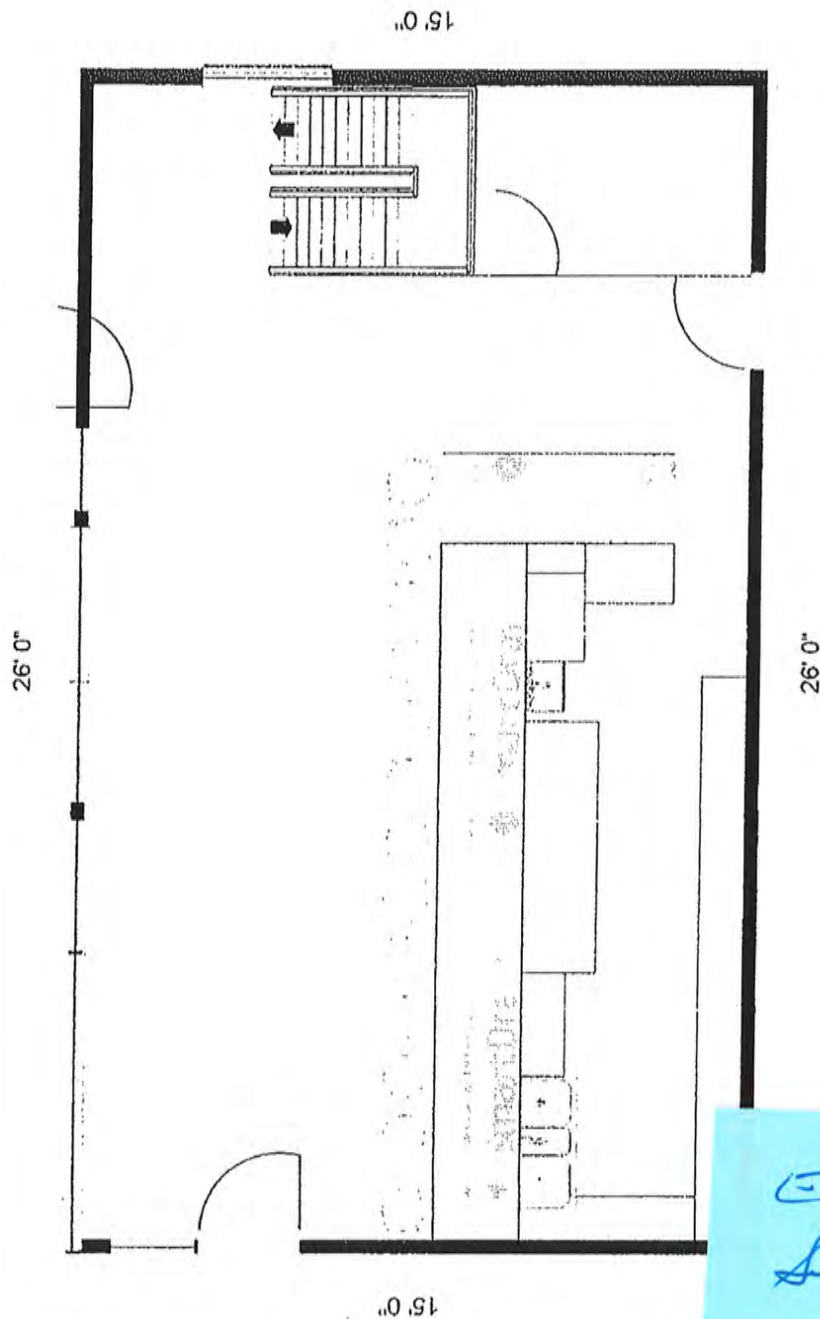


Exhibit A - 1<sup>st</sup> Floor  
 Long Bar/Service  
 Counter  
 View after the  
 alteration completed,  
 minus any chairs or  
 stools.

# Exhibit A

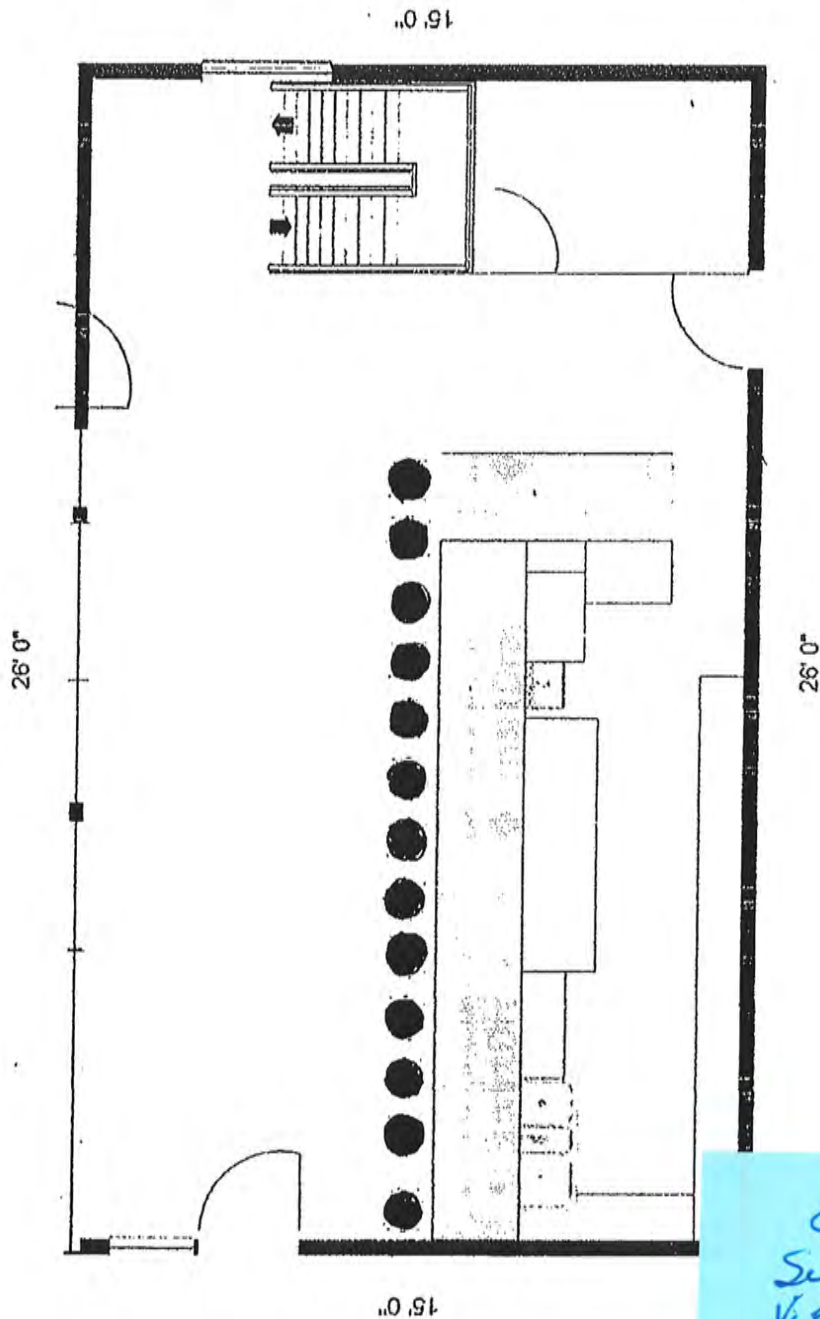


Exhibit A - 1st Floor  
Single Bar/Service Counter.  
View after the  
Alteration completed  
& Counter installed  
with 13 chairs/stools.



# FY 2016 Budget

Our Island Home Enterprise Fund

# FY2015

## OIH Enterprise Fund Review

- **Mission:**

Our Island Home is dedicated to providing the highest quality care for our residents requiring 24hr nursing care. We are committed to enhancing our residents' daily lives by creating an environment in which they, and their families, feel at home and by employing individuals who are compassionate in providing dignified care. We seek to create lasting relationships with our residents and family by utilizing consistent care givers and ensuring residents are the primary participants in their care.

The above will be provided within the structure of the regulatory definitions per the governing agencies and within the fiscal restraints of our approved budget projection.

- **Goals:**

- Expand our community outreach and volunteer program
- Continue to enhance the relationships with the Friends of Our Island Home group to help them get established and work to enrich our resident's lives
- Work with local authorities to update our emergency preparedness plans.
- Implement an effective Quality Assurance Performance Improvement (QAPI) program.
- Begin exploration of implementation of Electronic Medical Records.
- Train to bill directly for services rendered at OIH rather than using a third party billing company. Originally a FY15 goal.
- OIH's annual Department of Public Health survey will be performed in a new Quality Indicator Survey format. Our goal is to continue to do well under the new format that has a more resident-centered approach.

- **Initiatives and Accomplishments:**

- Low medication utilization and continued reduction of psychotropic medications
- Engage in appropriate Dementia care planning and prepare for Dementia focus at Survey
- Enrollment in Massachusetts Immunization Information Systems (MIIS)
- Enhance our volunteer program and establish a through orientation

# FY 2016

## OIH Enterprise Fund Overview

- **Priorities:**
  - Explore the implementation of Electronic Medical Records
  - Continue to provide the best quality of care and maintain resident's individual quality of life.
  - Maintain a viable census (especially in terms of Medicare admissions)
- **Significant Changes Year-to-Year**
  - Survey process changing and continue the education of staff and residents to the new process – new focus on dementia and psychotropic drug usage
  - Potential aging of the overall population and ability to accommodate potential increase in needs for long term care services
  - Regulatory changes within the Center for Medicare and Medicaid Services; more specifically decline in recent reimbursement rates for Medicare and Medicare.
- **Key Issues**
  - Facility structure and systems condition are approaching the end of their functionality such that the building is approaching a state of 'out-of-date' status. Perform the necessary maintenance and renovation to keep the building up to code and safe living standards. Such items are determined through assessments of the building (i.e. Mechanical Engineer Assessment previously completed).
  - New Life Safety Code regulations. For instance, overall facility temperature is to be 75 degrees and each resident room is required to have it's own individual temperature control setting. Currently, individual rooms do not have separate control of building/room temperature.
  - Residents comfort needs – individual shower/bathing facilities, private rooms, and other quality of life considerations.
  - SPACE: we are running out of space! There are resident complaints related to not enough common areas for them, staff issues with office space, and overall facility issues with storage space.

# FY2016 Budget

## OIH Enterprise Fund

<u>SUMMARY</u>	<i>COMPOUND ANNUAL</i>						<i>INCREASE OR</i>	<i>INCREASE OR</i>
	<i>FY2012</i>	<i>FY2013</i>	<i>FY2014</i>	<i>GROWTH RATE</i>	<i>FISCAL 2015</i>	<i>FISCAL 2016</i>	<i>(DECREASE) \$</i>	<i>(DECREASE) %</i>
	<i>ACTUAL</i>	<i>ACTUAL</i>	<i>ACTUAL</i>	<i>(CAGR)</i>	<i>BUDGET</i>	<i>BUDGET</i>	<i>FISCAL 2016</i>	<i>FISCAL 2016</i>
Payroll-Salary	3,922,125	3,954,089	4,173,705	3.2%	4,013,740	4,264,102	\$ 250,362	6.2%
Medicare P/R Tax Expenses	56,825	57,518	59,714	2.5%	54,200	56,400	\$ 2,200	4.1%
Medical Insurance	792,463	800,680	935,128	8.6%	917,700	1,041,700	\$ 124,000	13.5%
Barnstable County Retirement	590,772	597,542	645,058	4.5%	706,000	683,616	\$ (22,384)	-3.2%
Contractual Obligations	-	-	-	0.0%	150,000	50,000	\$ (100,000)	-66.7%
Utilities	183,650	184,984	194,071	2.8%	194,900	207,600	\$ 12,700	6.5%
Repairs & Maintenance	32,008	60,815	48,846	23.5%	62,750	49,550	\$ (13,200)	-21.0%
Food	174,060	158,408	146,589	-8.2%	158,250	158,250	\$ -	0.0%
Professional Services	571,173	521,054	497,719	-6.7%	551,200	563,000	\$ 11,800	2.1%
Medical Supplies	103,410	97,217	97,933	-2.7%	97,800	102,500	\$ 4,700	4.8%
General Insurance	71,806	46,818	80,528	5.9%	73,000	81,200	\$ 8,200	11.2%
Other Supplies	52,116	71,970	53,714	1.5%	57,735	66,410	\$ 8,675	15.0%
Other	82,283	278,046	285,788	86.4%	108,550	106,500	\$ (2,050)	-1.9%
<b>TOTAL OIH</b>	<b>6,632,691</b>	<b>6,829,142</b>	<b>7,218,791</b>	<b>4.3%</b>	<b>7,145,825</b>	<b>7,430,828</b>	<b>\$ 285,003</b>	<b>4.0%</b>

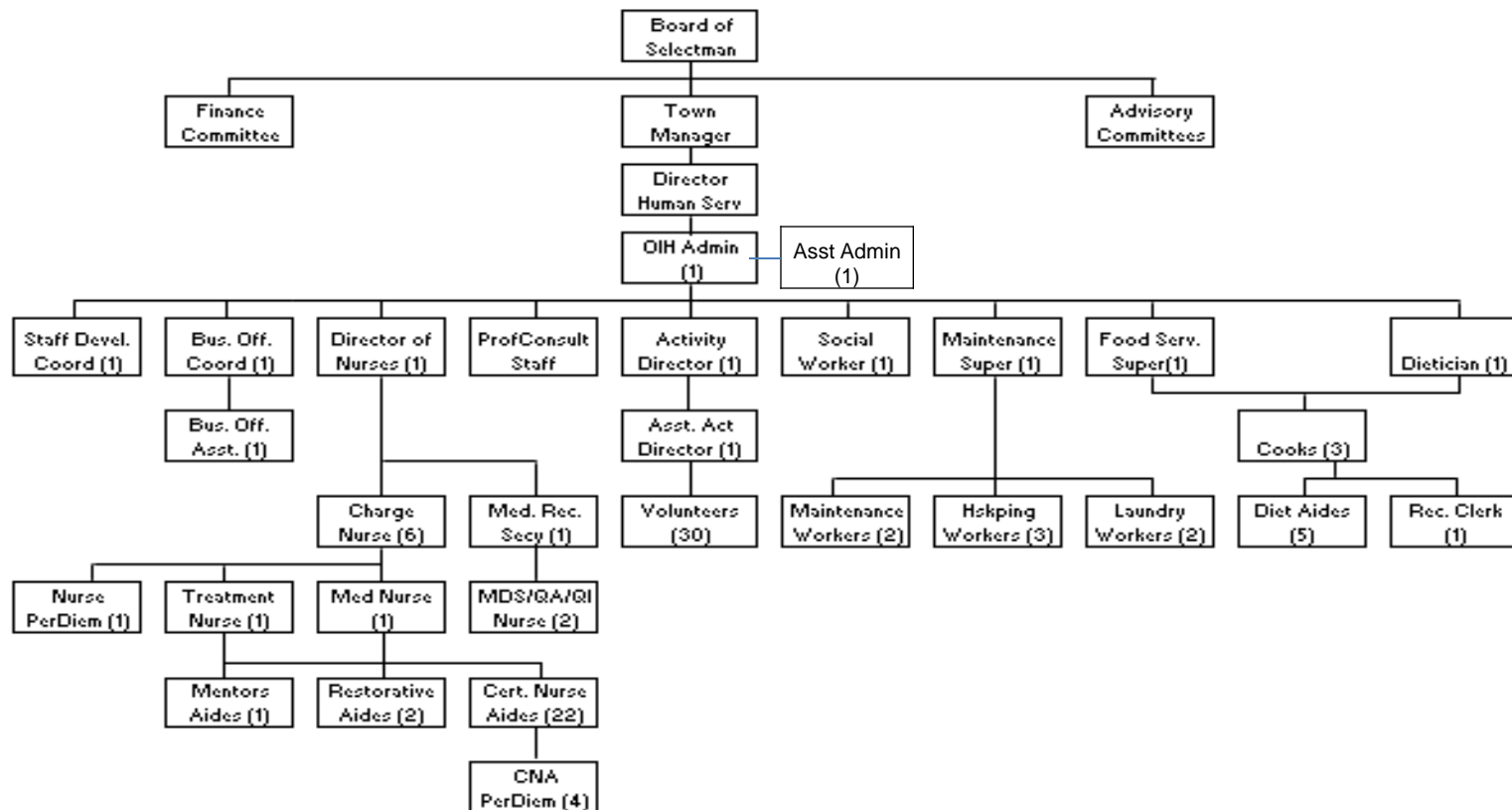


# Appendix

OIH Enterprise Fund



# Town & County of Nantucket Organization Chart – OIH Enterprise Fund



# FY 2016 Budget Detail

TOWN OF NANTUCKET  
OUR ISLAND HOME - ENTERPRISE FUND

	Actual FY2014	BUDGET FY2015	PROJECTED BUDGET FY2016
REVENUE	4,611,940	4,343,989	3,594,912
EXPENSES	7,218,791	7,145,825	7,430,828
NET EARNINGS	(2,606,851)	(2,801,836)	(3,835,916)
Transfer from Retained Earnings	311,851	534,238	1,540,916
NET EARNINGS	(2,295,000)	(2,267,598)	(2,295,000)
NET SOURCES/USES:			
GF Subsidy	2,295,000	2,267,598	2,295,000
FinCom GF Reserve Fund Transfer			
Ending FB	-	-	-
TOTAL			
Certified Retained Earnings as of July 1, 2014	1,747,556		

OUR ISLAND HOME OPERATING BUDGET FY 2016  
As of 11/24/2014

			ENTERPRISE FUND	ENTERPRISE FUND	ENTERPRISE FUND	COMPOUND ANNUA	ENTERPRISE FUND	ATM / FINAL	INCREASE OR	INCREASE OR
			FY2012	FY2013	FY2014	GROWTH RATE	FISCAL 2015	FISCAL 2016	(DECREASE) \$	(DECREASE) %
OUR ISLAND HOME ENTERPRISE FUND			ACTUAL	ACTUAL	ACTUAL	(CAGR)	BUDGET	BUDGET	FISCAL 2016	FISCAL 2016
68561	ADMINISTRATION									
68561	41790	P&I USEFEE	(4,828)	-	-	-100.0%	-	-	\$ -	0.0%
68561	42420	MEDICAID PATIENT REVENUE	(1,610,586)	(1,696,473)	(1,604,888)	-0.2%	(1,696,473)	(1,604,900)	\$ (91,573)	-5.4%
68561	42436	PRIOR YEAR CPE RECEIPTS	(1,798,751)	-	(1,017,038)	-24.8%	-	-	\$ -	0.0%
68561	42421	PRIVATE PATIENT INCOME	(1,645,039)	(1,879,191)	(1,319,864)	-10.4%	(1,879,191)	(1,319,865)	\$ (559,326)	-29.8%
68561	42422	PATIENT PAID AMOUNT	(671,659)	(440,031)	(501,792)	-13.6%	(440,031)	(501,800)	\$ 61,769	14.0%
68561	42423	MEDICARE A REVENUE	(588,057)	(240,652)	(154,696)	-48.7%	(240,652)	(154,700)	\$ (85,952)	-35.7%
68561	42424	MEDICARE B REVENUE	(19,868)	(18,930)	(4,380)	-53.0%	(18,930)	(4,380)	\$ (14,550)	-76.9%
68561	42425	SECONDARY INSURANCE	-	(854)	-	0.0%	(854)	-	\$ (854)	-100.0%
68561	42426	SECONDARY INS MEDICAID C	(7,890)	(20,969)	-	-100.0%	(20,969)	-	\$ (20,969)	-100.0%
68561	42427	SECONDARY INS MEDICAID C	(1,771)	(1,200)	(87)	-77.9%	(1,200)	(87)	\$ (1,113)	-92.8%
68561	42428	OIH INS OVER A SEC INS	(93,122)	(43,134)	(5,880)	-74.9%	(43,134)	(5,880)	\$ (37,254)	-86.4%
68561	42429	EXTRAORDINARY INCOME	-	-	-	0.0%	-	-	\$ -	0.0%
68561	42432	OIH INS OVER B SEC INS	(1,246)	(2,555)	(504)	-36.4%	(2,555)	(500)	\$ (2,055)	-80.4%
68561	42433	OIH PRIV X OVER A SEC	550	-	(2,812)	100.0%	-	(2,800)	\$ 2,800	0.0%
68561	42473	OIH LIENS COLLECTED	(53,790)	-	-	-100.0%	-	-	\$ -	0.0%
68561	48201	INTEREST ON INVESTMENT	12,350	2,701	-	-100.0%	-	-	\$ -	0.0%
68561	49000	REFUNDS	-	39	-	0.0%	-	-	\$ -	0.0%
68561	49701	TRANSFER FROM GENERAL	(2,781,920)	(2,261,560)	(2,295,000)	-9.2%	(2,267,598)	(2,295,000)	\$ 27,402	1.2%
68561	51100	SALARY, PERMANENT	240,045	258,040	271,007	6.3%	270,500	326,200	\$ 55,700	20.6%
68561	51300	OVERTIME	183	2,052	1,426	179.2%	500	2,000	\$ 1,500	300.0%
68561	51550	FRINGE: LABORER'S UNION	-	-	1,484	100.0%	-	2,000	\$ 2,000	100.0%
68561	51551	LABORER'S UNION CERTIFIC	1,046	1,043	1,043	-0.1%	1,040	520	\$ (520)	-50.0%
68561	51600	EDUCATION INCENTIVE	-	-	-	0.0%	-	-	\$ -	0.0%
68561	51700	LONGEVITY PAY	3,383	3,685	5,161	23.5%	6,600	1,600	\$ (5,000)	-75.8%
68561	51701	INS PREMIUM: MEDICAL BLU	125,870	45,286	42,334	-42.0%	50,700	65,700	\$ 15,000	29.6%
68561	51702	WORKERS COMPENSATION	3,633	-	11,551	78.3%	4,000	24,000	\$ 20,000	500.0%
68561	51705	MEDICARE/MEDEX/RETIREE\$	-	61,148	75,754	100.0%	66,000	80,700	\$ 14,700	100.0%
68561	51708	INS PREMIUM: RETIREE MED	-	-	-	0.0%	-	-	\$ -	0.0%
68561	51770	COUNTY:RETIREMENT	63,350	49,079	53,987	-7.7%	57,200	57,000	\$ (200)	-0.3%
68561	51800	HOLIDAY PAY	11,867	12,802	13,622	7.1%	13,000	13,000	\$ -	0.0%
68561	51900	CONTRACTUAL OBLIGATION	-	-	-	0.0%	150,000	50,000	\$ (100,000)	-66.7%
68561	51960	COMPENSATION/ UNEMPLOY	-	-	35,415	100.0%	-	35,400	\$ 35,400	0.0%
68561	51961	MEDICARE P/R TAX	3,726	4,026	4,238	6.6%	4,200	4,400	\$ 200	4.8%
68561	52010	UTILITY: AUTO FUEL	2,994	2,519	5,330	33.4%	2,700	5,300	\$ 2,600	96.3%
68561	52101	UTILITY:ELECTRICITY	66,922	59,553	53,215	-10.8%	63,100	60,000	\$ (3,100)	-4.9%
68561	52103	UTILITY:FUEL OIL	69,887	70,495	76,356	4.5%	74,700	80,900	\$ 6,200	8.3%
68561	52104	UTILITY:PROPANE	12,446	11,876	14,179	6.7%	12,600	15,000	\$ 2,400	19.0%
68561	52105	UTILITY:WATER	4,993	6,982	7,342	21.3%	7,400	7,800	\$ 400	5.4%
68561	52106	UTILITY:SEWER	7,550	13,188	13,846	35.4%	14,000	14,700	\$ 700	5.0%
68561	52107	UTILITY:SEWER/LANDFILL	498	575	602	10.0%	600	600	\$ -	0.0%
68561	52403	REP&MAINT:VEHICLE	1,132	-	530	-31.6%	2,000	550	\$ (1,450)	-72.5%
68561	52404	REP&MAINT:BUILDING	24,904	48,059	37,531	22.8%	48,000	38,000	\$ (10,000)	-20.8%
68561	52405	REP&MAINT:EQUIPMENT	5,973	12,756	10,785	34.4%	12,750	11,000	\$ (1,750)	-13.7%
68561	52700	RENTALS/LEASES	5,397	5,572	5,144	-2.4%	5,675	5,200	\$ (475)	-8.4%
68561	52703	RENT/LSE:POSTAGE METER	308	308	308	0.0%	310	310	\$ -	0.0%
68561	52907	PROPERTY:RUBBISH PICKUP	15,027	16,509	19,924	15.1%	16,500	20,000	\$ 3,500	21.2%
68561	53100	PROFESSIONAL SERVICES	91,595	94,859	111,933	10.5%	105,000	112,000	\$ 7,000	6.7%
68561	53101	PROF SVCS - MEDICAL	55,222	39,341	32,422	-23.4%	40,000	40,000	\$ -	0.0%
68561	53102	EMPLOYEE HEALTH	350	138	-	-100.0%	200	-	\$ (200)	-100.0%
68561	53103	GENERAL:ADVERTISING	345	2,408	3,296	209.1%	2,400	3,000	\$ 600	25.0%
68561	53401	COMM:TELEPHONE	3,333	3,286	3,276	-0.9%	3,300	3,300	\$ -	0.0%



OUR ISLAND HOME OPERATING BUDGET FY 2016  
As of 11/24/2014

OUR ISLAND HOME ENTERPRISE FUND			ENTERPRISE FUND FY2012 ACTUAL	ENTERPRISE FUND FY2013 ACTUAL	ENTERPRISE FUND FY2014 ACTUAL	COMPOUND ANNUA GROWTH RATE (CAGR)	ENTERPRISE FUND FISCAL 2015 BUDGET	ATM / FINAL FISCAL 2016 BUDGET	INCREASE OR (DECREASE) \$ FISCAL 2016	INCREASE OR (DECREASE) % FISCAL 2016
68561	53402	COMM:POSTAGE	1,000	1,000	1,193	9.2%	1,000	1,200	\$ 200	20.0%
68561	53804	OTHER:FREIGHT	208	342	69	-42.3%	350	100	\$ (250)	-71.4%
68561	54201	OFFICE SUPPLIES	4,121	21,416	4,385	3.2%	5,500	5,400	\$ (100)	-1.8%
68561	55001	MEDICAL SUPPLIES	102,141	95,487	95,449	-3.3%	96,000	100,000	\$ 4,000	4.2%
68561	55003	PHARMACY	1,269	1,730	2,483	39.9%	1,800	2,500	\$ 700	38.9%
68561	55101	BOOKS/SUBSCRIPTIONS	44	-	1,124	405.5%	-	1,150	\$ 1,150	0.0%
68561	57101	IN-STATE:MISC TRAVEL	2,077	3,505	1,414	-17.5%	3,500	1,500	\$ (2,000)	-57.1%
68561	57103	IN-STATE:SEMINARS, PROF C	275	-	1,880	161.5%	200	1,900	\$ 1,700	850.0%
68561	57105	OTHER EXPENSE	934	911	2,327	57.9%	1,000	2,400	\$ 1,400	140.0%
68561	57200	OUT-OF-STATE TRAVEL	-	-	1,505	100.0%	4,000	1,500	\$ (2,500)	-62.5%
68561	57301	DUES:PROFESSNL ORGANIZ	2,102	3,157	2,795	15.3%	3,200	2,800	\$ (400)	-12.5%
68561	57401	INS PREM:AUTO & LIABILITY	1,948	-	2,184	5.9%	2,000	2,200	\$ 200	10.0%
68561	57404	INS PREM:BLANKET INS,BLD	69,857	46,818	78,344	5.9%	51,000	79,000	\$ 28,000	54.9%
68561	57406	INS PREM:CLAIM DEDUCTIBL	-	-	-	0.0%	20,000	-	\$ (20,000)	-100.0%
68561	57502	MA MEDICAID USER FEE	263,650	272,855	261,606	-0.4%	290,000	290,000	\$ -	0.0%
68561	57506	MEDICARE A EXPENSE	136,282	83,496	80,548	-23.1%	85,000	90,000	\$ 5,000	5.9%
68561	57508	MEDICARE B EXPENSE	24,075	30,366	11,210	-31.8%	31,000	31,000	\$ -	0.0%
68561	57601	SETTLEMENTS	5,000	-	-	-100.0%	-	-	\$ -	0.0%
68561	58501	ADD EQ:NEW EQUIP	-	1,721	-	0.0%	-	-	\$ -	0.0%
68561	58502	ADD EQ:OFFICE FURNITURE	484	-	-	-100.0%	-	-	\$ -	0.0%
68561	59101	DEBT SERVICE: PRINCIPAL	-	-	-	0.0%	-	-	\$ -	0.0%
68561	59102	DEBT SERVICE: INTEREST	-	-	-	0.0%	-	-	\$ -	0.0%
68561	59103	BOND ISSUE EXPENSE	-	-	-	0.0%	-	-	\$ -	0.0%
68561	59250	INTEREST: GENERAL	-	-	7,480	0.0%	-	-	\$ -	0.0%
68561	59501	OTHER FIN: GENERAL/INDIR	71,203	92,300	90,584	12.8%	92,300	92,300	\$ -	0.0%
68561	59901	TRANSFER TO GENERAL FUN	-	-	97,867	100.0%	-	-	\$ -	0.0%
68561	59993	TRANS TO CAPITAL PROJEC	-	175,000	77,050	100.0%	-	-	\$ -	0.0%
TOTAL ADMINISTRATION			(7,756,981)	(4,947,122)	(5,172,401)	-18.3%	(4,888,762)	(4,104,782)	\$ 783,980	-16.0%

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OUR ISLAND HOME ENTERPRISE FUND			ENTERPRISE FUND FY2012 ACTUAL	ENTERPRISE FUND FY2013 ACTUAL	ENTERPRISE FUND FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE (CAGR)	ENTERPRISE FUND FISCAL 2015 BUDGET	ATM / FINAL FISCAL 2016 BUDGET	INCREASE OR (DECREASE) \$ FISCAL 2016	INCREASE OR (DECREASE) % FISCAL 2016
<b>68562 DIRECTOR OF NURSING</b>										
68562	51109	SALARY, PERMANENT DIR N	114,085	119,920	122,617	3.7%	121,100	128,900	\$ 7,800	6.4%
68562	51300	OVERTIME	-	-	-	0.0%	-	-	\$ -	0.0%
68562	51550	FRINGE: LABORER'S UNION	-	-	532	100.0%	500	500	\$ -	0.0%
68562	51551	LABORER'S UNION CERTIFIC	-	-	-	0.0%	-	-	\$ -	0.0%
68562	51700	LONGEVITY PAY	4,543	4,540	4,779	2.6%	4,800	5,000	\$ 200	4.2%
68562	51701	INS PREMIUM: MEDICAL BLU	-	-	-	0.0%	-	-	\$ -	0.0%
68562	51770	COUNTY:RETIREMENT	21,792	21,630	23,793	4.5%	25,200	24,300	\$ (900)	-3.6%
68562	51800	HOLIDAY PAY	-	-	-	0.0%	-	-	\$ -	0.0%
68562	51961	MEDICARE P/R TAX	1,720	1,805	1,847	3.6%	1,800	1,900	\$ 100	5.6%
68562	54117	NURSES-UNIFORM ALLOWAN	-	-	-	0.0%	-	-	\$ -	0.0%
68562	57101	IN-STATE:MISC TRAVEL	-	-	-	0.0%	-	-	\$ -	0.0%
68562	57103	IN-STATE:SEMINARS, PROF C	-	-	-	0.0%	-	-	\$ -	0.0%
68562	57200	OUT-OF-STATE TRAVEL	-	-	-	0.0%	-	-	\$ -	0.0%
68562	57201	OUT-STATE:GENERAL	-	-	-	0.0%	-	-	\$ -	0.0%
68562	57301	DUES:PROFESSNL ORGANIZ	-	-	-	0.0%	-	-	\$ -	0.0%
<b>TOTAL DIRECTOR OF NURSING</b>			<b>142,140</b>	<b>147,893</b>	<b>153,569</b>	<b>3.9%</b>	<b>153,400</b>	<b>160,600</b>	<b>\$ 7,200</b>	<b>4.7%</b>
<b>68563 RN'S</b>										
68563	51108	SALARY, PERMANENT RN	458,599	445,675	453,600	-0.5%	445,500	422,700	\$ (22,800)	-5.1%
68563	51308	OVERTIME RN	19,680	17,522	24,537	11.7%	25,000	27,000	\$ 2,000	8.0%
68563	51408	SHIFT COVERAGE RN	10,381	2,963	-	-100.0%	3,000	-	\$ (3,000)	-100.0%
68563	51550	FRINGE: LABORER'S UNION	-	-	2,235	100.0%	-	2,000	\$ 2,000	100.0%
68563	51551	LABORER'S UNION CERTIFIC	-	-	-	0.0%	-	-	\$ -	0.0%
68563	51701	INS PREMIUM: MEDICAL BLU	55,403	55,605	69,295	11.8%	65,400	73,200	\$ 7,800	11.9%
68563	51710	LONGEVITY RN	13,091	14,283	15,621	9.2%	16,200	15,200	\$ (1,000)	-6.2%
68563	51770	COUNTY:RETIREMENT	121,495	62,147	69,752	-24.2%	143,500	69,000	\$ (74,500)	-51.9%
68563	51808	HOLIDAY PAY RN	20,315	19,340	20,524	0.5%	18,600	12,900	\$ (5,700)	-30.6%
68563	51961	MEDICARE P/R TAX	7,570	7,247	7,457	-0.7%	7,000	6,500	\$ (500)	-7.1%
68563	54117	NURSES-UNIFORM ALLOWAN	844	-	-	-100.0%	800	200	\$ (600)	-75.0%
<b>TOTAL REGISTERED NURSE</b>			<b>707,377</b>	<b>624,782</b>	<b>663,021</b>	<b>-3.2%</b>	<b>725,000</b>	<b>628,700</b>	<b>\$ (96,300)</b>	<b>-13.3%</b>
<b>68564 LPN'S</b>										
68564	51110	SALARY, PERMANENT LPN	290,777	320,741	341,216	8.3%	315,200	345,500	\$ 30,300	9.6%
68564	51310	OVERTIME LPN	31,778	31,820	50,694	26.3%	35,000	65,000	\$ 30,000	85.7%
68564	51410	SHIFT COVERAGE LPN	14,017	16,154	3,755	-48.2%	16,500	-	\$ (16,500)	-100.0%
68564	51701	INS PREMIUM: MEDICAL BLU	73,125	75,773	87,157	9.2%	86,300	96,700	\$ 10,400	12.1%
68564	51711	LONGEVITY LPN	8,079	8,174	9,276	7.2%	9,700	10,600	\$ 900	9.3%
68564	51770	COUNTY:RETIREMENT	-	60,900	65,600	100.0%	-	67,647	\$ 67,647	100.0%
68564	51810	HOLIDAY PAY LPN	14,381	14,978	16,881	8.3%	14,200	14,200	\$ -	0.0%
68564	51961	MEDICARE P/R TAX	5,206	5,556	6,116	8.4%	4,900	5,400	\$ 500	10.2%
68564	54117	NURSES-UNIFORM ALLOWAN	960	-	-	-100.0%	-	-	\$ -	0.0%
<b>TOTAL LICENSED PRACTICAL NURS</b>			<b>438,322</b>	<b>534,096</b>	<b>580,695</b>	<b>15.1%</b>	<b>481,800</b>	<b>605,047</b>	<b>\$ 123,247</b>	<b>25.6%</b>
<b>68565 CERTIFIED NURSES ASSISTANT</b>										
68565	51111	SALARY, PERMANENT C.N.A	1,279,415	1,259,824	1,274,260	-0.2%	1,242,200	1,287,300	\$ 45,100	3.6%
68565	51311	OVERTIME: C.N.A	17,876	27,673	121,901	161.1%	30,000	160,000	\$ 130,000	433.3%
68565	51411	SHIFT COVERAGE C.N.A	54,152	104,064	36,038	-18.4%	105,000	-	\$ (105,000)	-100.0%
68565	51701	INS PREMIUM: MEDICAL BLU	289,398	303,767	365,785	12.4%	337,600	378,100	\$ 40,500	12.0%
68565	51712	LONGEVITY C.N.A	21,230	27,986	31,259	21.3%	30,000	26,400	\$ (3,600)	-12.0%
68565	51770	COUNTY:RETIREMENT	191,171	216,402	225,799	8.7%	252,300	251,269	\$ (1,031)	-0.4%
68565	51811	HOLIDAY PAY C.N.A	57,922	65,320	58,949	0.9%	61,000	60,000	\$ (1,000)	-1.6%
68565	51961	MEDICARE P/R TAX	20,744	21,624	22,075	3.2%	19,100	19,600	\$ 500	2.6%
68565	54118	UNIFORMS-HOSPITAL WORK	2,432	-	-	-100.0%	2,400	-	\$ (2,400)	100.0%

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OUR ISLAND HOME ENTERPRISE FUND			ENTERPRISE FUND FY2012 ACTUAL	ENTERPRISE FUND FY2013 ACTUAL	ENTERPRISE FUND FY2014 ACTUAL	COMPOUND ANNUA GROWTH RATE (CAGR)	ENTERPRISE FUND FISCAL 2015 BUDGET	ATM / FINAL FISCAL 2016 BUDGET	INCREASE OR (DECREASE) \$ FISCAL 2016	INCREASE OR (DECREASE) % FISCAL 2016
TOTAL CERTIFIED NURSES ASSISTANTS			1,934,342	2,026,660	2,136,065	5.1%	2,079,600	2,182,669	\$ 103,069	5.0%
68566	DIETARY									
68566	51104	SALARY, PERMANENT DIETITIAN	533,811	501,470	524,539	-0.9%	499,000	505,800	\$ 6,800	1.4%
68566	51105	SALARY, PERMANENT DIETITIAN	21,417	23,917	29,893	18.1%	24,500	25,500	\$ 1,000	4.1%
68566	51304	OVERTIME DIETARY	19,519	19,000	23,449	9.6%	20,000	20,000	\$ -	0.0%
68566	51404	SHIFT COVERAGE DIETARY	5,344	4,197	2,314	-34.2%	4,200	-	\$ (4,200)	-100.0%
68566	51550	FRINGE: LABORER'S UNION	-	-	530	100.0%	-	500	\$ 500	100.0%
68566	51551	LABORER'S UNION CERTIFICATION	-	-	-	0.0%	-	-	\$ -	0.0%
68566	51701	INS PREMIUM: MEDICAL BLU	137,555	151,099	180,859	14.7%	163,000	182,600	\$ 19,600	12.0%
68566	51706	LONGEVITY DIETARY	22,027	15,925	15,216	-16.9%	15,500	18,300	\$ 2,800	18.1%
68566	51770	COUNTY:RETIREMENT	99,502	93,133	102,447	1.5%	108,600	108,300	\$ (300)	-0.3%
68566	51804	HOLIDAY PAY DIETARY	23,483	22,584	24,588	2.3%	25,200	25,200	\$ -	0.0%
68566	51961	MEDICARE P/R TAX	9,071	8,697	8,967	-0.6%	8,200	8,300	\$ 100	1.2%
68566	54901	FOOD:GENERAL	120,649	130,100	128,490	3.2%	130,000	130,000	\$ -	0.0%
68566	54903	FOOD:FOOD HANDLERS EQUIPMENT	26,705	28,309	18,099	-17.7%	21,250	21,250	\$ -	0.0%
68566	54502	FOOD: Custodial Chemicals	26,705			-100.0%	7,000	7,000	\$ -	0.0%
TOTAL DIETARY			1,045,788	998,430	1,059,392	0.6%	1,026,450	1,052,750	\$ 26,300	2.6%

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OUR ISLAND HOME ENTERPRISE FUND			ENTERPRISE FUND	ENTERPRISE FUND	ENTERPRISE FUND	COMPOUND ANNUA	ENTERPRISE FUND	ATM / FINAL	INCREASE OR	INCREASE OR
			FY2012	FY2013	FY2014	GROWTH RATE	FISCAL 2015	FISCAL 2016	(DECREASE) \$	(DECREASE) %
			ACTUAL	ACTUAL	ACTUAL	(CAGR)	BUDGET	BUDGET	FISCAL 2016	FISCAL 2016
<b>68567 MAINTENANCE</b>										
68567	51103	SALARY, PERMANENT MAINT	176,371	161,371	168,386	-2.3%	170,300	181,900	\$ 11,600	6.8%
68567	51303	OVERTIME MAINT & SEC	1,587	2,913	1,790	6.2%	3,000	3,000	\$ -	0.0%
68567	51403	SHIFT COVERAGE MAINT & S	-	48	-	0.0%	-	-	\$ -	0.0%
68566	51550	FRINGE: LABORER'S UNION	-	-	561	100.0%	-	540	\$ 540	100.0%
68566	51551	LABORER'S UNION CERTIFIC	-	-	-	0.0%	-	-	\$ -	0.0%
68567	51701	INS PREMIUM: MEDICAL BLU	15,874	24,437	30,162	37.8%	27,000	30,200	\$ 3,200	11.9%
68567	51703	LONGEVITY MAINT & SEC	1,909	1,822	1,951	1.1%	2,400	3,100	\$ 700	29.2%
68567	51770	COUNTY:RETIREMENT	32,465	33,400	36,741	6.4%	38,900	36,000	\$ (2,900)	-7.5%
68567	51803	HOLIDAY PAY MAINTENANCE	7,390	7,895	8,398	6.6%	7,400	7,400	\$ -	0.0%
68567	51961	MEDICARE P/R TAX	2,715	2,524	2,618	-1.8%	2,600	2,800	\$ 200	7.7%
68567	54302	BLDG&EQ:MAINT & SUPPLIES	3,335	6,165	3,793	6.6%	5,000	5,000	\$ -	0.0%
68567	54502	CUSTODIAL:CHEMICALS	3,869	4,102	3,237	-8.5%	4,150	4,000	\$ (150)	-3.6%
<b>TOTAL MAINTENANCE</b>			<b>245,515</b>	<b>244,678</b>	<b>257,638</b>	<b>2.4%</b>	<b>260,750</b>	<b>273,940</b>	<b>\$ 13,190</b>	<b>5.1%</b>
<b>68568 LAUNDRY</b>										
68568	51106	SALARY, PERMANENT LAUND	88,515	79,151	87,487	-0.6%	77,900	88,700	\$ 10,800	13.9%
68568	51306	OVERTIME LAUNDRY	1,560	167	128	-71.4%	200	1,000	\$ 800	400.0%
68568	51406	SHIFT COVERAGE LAUNDRY	-	-	-	0.0%	-	-	\$ -	0.0%
68568	51701	INS PREMIUM: MEDICAL BLU	23,982	15,952	878	-80.9%	16,200	18,100	\$ 1,900	11.7%
68568	51708	LONGEVITY LAUNDRY	2,794	2,478	2,433	-6.7%	2,400	2,800	\$ 400	16.7%
68568	51770	COUNTY:RETIREMENT	14,783	15,393	16,933	7.0%	17,900	13,700	\$ (4,200)	-23.5%
68568	51806	HOLIDAY PAY LAUNDRY	4,357	4,160	3,829	-6.3%	4,200	4,200	\$ -	0.0%
68568	51961	MEDICARE P/R TAX	1,410	1,246	1,361	-1.7%	1,200	1,900	\$ 700	58.3%
68568	54503	CUSTODIAL:LINEN & BEDDIN	3,515	3,400	3,730	3.0%	3,500	3,750	\$ 250	7.1%
68568	54515	LAUNDRY: CHEMICALS	5,575	6,707	8,660	24.6%	6,700	8,800	\$ 2,100	31.3%
<b>TOTAL LAUNDRY</b>			<b>146,491</b>	<b>128,653</b>	<b>125,438</b>	<b>-7.5%</b>	<b>130,200</b>	<b>142,950</b>	<b>\$ 12,750</b>	<b>9.8%</b>
<b>68569 STAFF DEVELOPMENT</b>										
68569	51121	SALARY, PERMANENT STAFF	9,859	17,736	35,331	89.3%	46,500	46,300	\$ (200)	-0.4%
68569	51321	OVERTIME STAFF DEVELOPM	-	-	-	0.0%	-	-	\$ -	0.0%
68569	51550	FRINGE: LABORER'S UNION	-	-	318	100.0%	-	300	\$ 300	100.0%
68569	51551	LABORER'S UNION CERTIFIC	-	-	-	0.0%	-	-	\$ -	0.0%
68569	51701	INS PREMIUM: MEDICAL BLU	-	1,819	9,193	100.0%	15,000	15,000	\$ -	100.0%
68569	51721	LONGEVITY: STAFF DEVELOP	-	-	-	0.0%	-	-	\$ -	0.0%
68569	51770	COUNTY:RETIREMENT	-	-	-	0.0%	9,500	8,500	\$ (1,000)	100.0%
68569	51821	HOLIDAY PAY STAFF DEVELO	2,328	1,855	-	-100.0%	2,000	2,000	\$ -	0.0%
68569	51961	MEDICARE P/R TAX	177	284	512	70.3%	700	700	\$ -	0.0%
68569	54204	STAFF DEVELOPMENT SUPP	859	3,897	3,371	98.1%	3,300	12,400	\$ 9,100	275.8%
<b>TOTAL STAFF DEVELOPMENT</b>			<b>13,222</b>	<b>25,592</b>	<b>48,726</b>	<b>92.0%</b>	<b>77,000</b>	<b>85,200</b>	<b>\$ 8,200</b>	<b>10.6%</b>

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			ENTERPRISE FUND	ENTERPRISE FUND	ENTERPRISE FUND	COMPOUND ANNUA	ENTERPRISE FUND	ATM / FINAL	INCREASE OR	INCREASE OR
			FY2012	FY2013	FY2014	GROWTH RATE	FISCAL 2015	FISCAL 2016	(DECREASE) \$	(DECREASE) %
			ACTUAL	ACTUAL	ACTUAL	(CAGR)	BUDGET	BUDGET	FISCAL 2016	FISCAL 2016
OUR ISLAND HOME ENTERPRISE FUND										
68570	SOCIAL SERVICES									
68570	51129	SALARY, PERMANENT SOCIA	48,257	50,998	54,105	5.9%	57,000	58,800	\$ 1,800	3.2%
68570	51550	FRINGE: LABORER'S UNION	-	-	422	100.0%	-	422	\$ 422	100.0%
68570	51551	LABORER'S UNION CERTIFIC	-	-	-	0.0%	-	-	\$ -	0.0%
68570	51701	INS PREMIUM: MEDICAL BLU	8,138	15,200	17,144	45.1%	15,100	16,900	\$ 1,800	11.9%
68570	51729	LONGEVITY: SOCIAL SERVIC	988	1,014	1,075	4.3%	1,100	1,700	\$ 600	54.5%
68570	51770	COUNTY:RETIREMENT	9,549	9,645	10,610	5.4%	11,200	10,900	\$ (300)	-2.7%
68570	51829	HOLIDAY PAY SOCIAL SERVI	2,884	3,168	3,644	12.4%	3,150	3,150	\$ -	0.0%
68570	51961	MEDICARE P/R TAX	756	835	853	6.2%	800	900	\$ 100	12.5%
TOTAL SOCIAL SERVICES			70,572	80,859	87,853	11.6%	88,350	92,772	\$ 4,422	5.0%
68571	ACTIVITIES									
68571	51112	SALARY, PERMANENT ACTIV	104,385	112,184	115,628	5.2%	117,500	121,900	\$ 4,400	3.7%
68571	51312	OVERTIME ACTIVITIES DIRE	20	20	1,295	698.4%	-	1,200	\$ 1,200	100.0%
68571	51550	FRINGE: LABORER'S UNION	-	-	870	100.0%	-	870	\$ 870	100.0%
68571	51551	LABORER'S UNION CERTIFIC	-	-	-	0.0%	-	-	\$ -	0.0%
68571	51701	INS PREMIUM: MEDICAL BLU	23,944	15,341	16,242	-17.6%	28,100	31,500	\$ 3,400	12.1%
68571	51713	LONGEVITY ACTIVITIES DIRE	1,296	1,308	1,137	-6.3%	1,500	1,500	\$ -	0.0%
68571	51770	COUNTY:RETIREMENT	12,066	12,899	14,189	8.4%	15,000	14,000	\$ (1,000)	-6.7%
68571	51812	HOLIDAY PAY ACTIVITIES DIF	4,633	5,177	5,396	7.9%	4,700	4,700	\$ -	0.0%
68571	51961	MEDICARE P/R TAX	1,600	1,784	1,790	5.8%	1,800	1,900	\$ 100	5.6%
68571	55801	OTHER:RECREATIONAL	-	1,109	2,818	100.0%	4,000	4,000	\$ -	0.0%
TOTAL ACTIVITIES			147,944	149,822	159,365	3.8%	172,600	181,570	\$ 8,970	5.2%
68572	HOUSEKEEPING									
68572	51107	SALARY, PERMANENT HOU	135,668	122,222	117,792	-6.8%	119,600	132,100	\$ 12,500	10.5%
68572	51307	OVERTIME HOUSEKEEPING	150	537	757	124.5%	550	800	\$ 250	45.5%
68572	51407	SHIFT COVERAGE HOUSEKE	-	282	-	0.0%	-	-	\$ -	0.0%
68572	51701	INS PREMIUM: MEDICAL BLU	39,175	35,253	40,324	1.5%	47,300	53,000	\$ 5,700	12.1%
68572	51709	LONGEVITY HOUSEKEEPING	4,614	2,428	4,765	1.6%	4,800	5,000	\$ 200	4.2%
68572	51770	COUNTY:RETIREMENT	24,599	22,915	25,207	1.2%	26,700	23,000	\$ (3,700)	-13.9%
68572	51807	HOLIDAY PAY HOUSEKEEPIN	6,482	9,462	6,293	-1.5%	10,000	7,500	\$ (2,500)	-25.0%
68572	51961	MEDICARE P/R TAX	2,130	1,893	1,879	-6.1%	1,900	2,100	\$ 200	10.5%
68572	54501	CUSTODIAL:CLEANING SUPP	19,512	16,996	15,474	-10.9%	17,000	16,000	\$ (1,000)	-5.9%
TOTAL HOUSEKEEPING			232,330	211,987	212,490	-4.4%	227,850	239,500	\$ 11,650	5.1%
JR ISLAND HOME ENTERPRISE FUND			(9,265,628)	(6,602,811)	(6,906,940)	-13.7%	(6,611,587)	(5,889,912)	\$ 721,675	-10.9%
JR ISLAND HOME ENTERPRISE FUND			6,632,691	6,829,142	7,218,791	4.3%	7,145,825	7,430,828	\$ 285,003	4.0%
NET GAIN (LOSS)			2,632,937	(226,331)	(311,851)	0.0%	(534,238)	(1,540,916)	\$ (1,006,678)	188.4%
INDIRECT COSTS							-	-		
USE OF RETAINED EARNINGS*					311,851		534,238	1,540,916		
BUDGET BALANCE					-		-	-		



OUR ISLAND HOME OPERATING BUDGET FY 2016  
As of 11/24/2014

OUR ISLAND HOME ENTERPRISE FUND	ENTERPRISE FUND FY2012 ACTUAL	ENTERPRISE FUND FY2013 ACTUAL	ENTERPRISE FUND FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE (CAGR)	ENTERPRISE FUND FISCAL 2015 BUDGET	ATM / FINAL FISCAL 2016 BUDGET	INCREASE OR (DECREASE) \$ FISCAL 2016	INCREASE OR (DECREASE) % FISCAL 2016
<b><u>SUMMARY</u></b>	<b>FY2012 ACTUAL</b>	<b>FY2013 ACTUAL</b>	<b>FY2014 ACTUAL</b>	<b>COMPOUND ANNUAL GROWTH RATE (CAGR)</b>	<b>FISCAL 2015 BUDGET</b>	<b>FISCAL 2016 BUDGET</b>	<b>INCREASE OR (DECREASE) \$ FISCAL 2016</b>	<b>INCREASE OR (DECREASE) % FISCAL 2016</b>
Payroll-Salary	3,922,125	3,954,089	4,173,705	3.2%	4,013,740	4,264,102	\$ 250,362	6.2%
Medicare P/R Tax Expenses	56,825	57,518	59,714	2.5%	54,200	56,400	\$ 2,200	4.1%
Medical Insurance	792,463	800,680	935,128	8.6%	917,700	1,041,700	\$ 124,000	13.5%
Barnstable County Retirement	590,772	597,542	645,058	4.5%	706,000	683,616	\$ (22,384)	-3.2%
Contractual Obligations	-	-	-	0.0%	150,000	50,000	\$ (100,000)	-66.7%
Utilities	183,650	184,984	194,071	2.8%	194,900	207,600	\$ 12,700	6.5%
Repairs & Maintenance	32,008	60,815	48,846	23.5%	62,750	49,550	\$ (13,200)	-21.0%
Food	174,060	158,408	146,589	-8.2%	158,250	158,250	\$ -	0.0%
Professional Services	571,173	521,054	497,719	-6.7%	551,200	563,000	\$ 11,800	2.1%
Medical Supplies	103,410	97,217	97,933	-2.7%	97,800	102,500	\$ 4,700	4.8%
General Insurance	71,806	46,818	80,528	5.9%	73,000	81,200	\$ 8,200	11.2%
Other Supplies	52,116	71,970	53,714	1.5%	57,735	66,410	\$ 8,675	15.0%
Other	82,283	278,046	285,788	86.4%	108,550	106,500	\$ (2,050)	-1.9%
<b>TOTAL OIH</b>	<b>6,632,691</b>	<b>6,829,142</b>	<b>7,218,791</b>	<b>4.3%</b>	<b>7,145,825</b>	<b>7,430,828</b>	<b>\$ 285,003</b>	<b>4.0%</b>

FY 2016 Personnel Spreadsheet

Department Name				Our Island Home										
Full-time/FT				45										
Part-time/PT				18										
Seasonal														
Temporary/FLT				6										
Vacancies														
New Positions Requested				1										
TOTAL OF ALL POSITIONS				70										

Name	Job Code	Hours	Class & Step as of 6/30/15	Yearly Salary as 6/30/2015	53 Week Adjustment	FY2016 Step Increase Date	Prorated FY2016 Salary	Longevity Pay	Hol Worked (hol)	Certification Pay	Shift Differential	Total by Employee	Departments TOTAL	Medicare
Balester, Susan	FT	40	S3-8	\$ 79,273.66	\$ 79,487.09	1/7/2016	\$ 80,500.00	\$ 1,600.00	\$ -	\$ 520.00	\$ -	\$ 82,620.00		
Denizard, Dyne	FT	40	Non-Contract	\$ 80,000.00	\$ 80,215.38	11/15/2015	\$ 81,400.00	\$ -	\$ -	\$ -	\$ -	\$ 81,400.00		
Malavase, Michelle	FT	40	S1-5	\$ 60,315.55	\$ 60,477.94	7/1/2015	\$ 61,900.00	\$ -	\$ -	\$ -	\$ -	\$ 61,900.00		
Maxwell, Kathleen	PT	32	S2-5	\$ 53,057.66	\$ 53,200.51	3/7/2016	\$ 53,700.00	\$ -	\$ -	\$ -	\$ -	\$ 53,700.00		
68561 Department Totals				\$ 272,646.87	\$ 273,380.92		\$ 277,500.00	\$ 1,600.00	\$ -	\$ 520.00	\$ -	\$ 279,620.00	Permanent	\$ 279,620.00 \$ 4,054.49
Ellis, Gail - 68562	FT	40	SE-8	\$ 125,907.78	\$ 126,246.76	7/29/2015	\$ 128,900.00	\$ 5,000.00	\$ -	\$ -	\$ -	\$ 133,900.00	DON	\$ 133,900.00 \$ 1,941.55
Bechtold, Deborah	Ion-Unio	12	ATM Article	\$ 24,870.78	\$ 24,937.74	7/1/2015	\$ 25,500.00	\$ -	\$ -	\$ -	\$ -	\$ 25,500.00	Dietician	\$ 25,500.00 \$ 369.75
NEW POSITION: Rehab Coord	PT	20	SD-3	\$ 47,457.83	\$ 47,585.60	7/1/2015	\$ 48,700.00	\$ -	\$ -	\$ -	\$ -	\$ 48,700.00	RehabCoord	\$ 48,700.00 \$ 706.15
MacVicar-Fiske, Laurie - 68570	PT	32	S2-8	\$ 57,979.68	\$ 58,135.78	1/17/2016	\$ 58,800.00	\$ 1,700.00	\$ -	\$ -	\$ -	\$ 60,500.00	Social Serv.	\$ 60,500.00 \$ 877.25
68562 Department Totals				\$ 256,216.07	\$ 256,905.88		\$ 261,900.00	\$ 6,700.00	\$ -	\$ -	\$ -	\$ 268,600.00		
Dargie, Patricia	FT	40	RN-9	\$ 96,104.45	\$ 96,363.19	11/1/2015	\$ 97,900.00	\$ 4,800.00	\$ 3,252.96	\$ -	\$ -	\$ 105,950.00		
Lamont, Christine	PD	16	Per Diem ATM	\$ 30,032.64	\$ 30,113.50	7/1/2015	\$ 30,800.00	\$ -	\$ -	\$ -	\$ -	\$ 30,800.00		
Haye, Lisa	PD	16	Per Diem ATM	\$ 30,032.64	\$ 30,113.50	7/1/2015	\$ 30,800.00	\$ -	\$ -	\$ -	\$ -	\$ 30,800.00		
Lindley, Ann	FT	40	RN-9	\$ 96,104.45	\$ 96,363.19	5/11/2016	\$ 96,900.00	\$ 4,800.00	\$ 3,252.96	\$ -	\$ -	\$ 104,950.00		
Toney Lisa	FT	40	RN-8	\$ 94,018.85	\$ 94,271.98	6/12/2016	\$ 94,600.00	\$ 2,800.00	\$ 3,182.40	\$ -	\$ -	\$ 100,580.00		
Worswick, Priscilla	PT	30	RN-8	\$ 70,514.14	\$ 70,703.98	12/4/2015	\$ 71,700.00	\$ 2,800.00	\$ 3,182.40	\$ -	\$ -	\$ 77,680.00		
68563 Department Totals				\$ 416,807.16	\$ 417,929.33		\$ 422,700.00	\$ 15,200.00	\$ 12,870.72	\$ -	\$ -	\$ 450,770.72	RN	\$ 450,770.72 \$ 6,536.18
Francis, Heather	PT	24	RN-1 (new scale)	\$ 45,887.37	\$ 46,010.91	4/22/2016	\$ 46,300.00	\$ -	\$ -	\$ -	\$ -	\$ 46,300.00		
68569 Department Totals				\$ 45,887.37	\$ 46,010.91		\$ 46,300.00	\$ -	\$ -	\$ -	\$ -	\$ 46,300.00	SDC	\$ 46,300.00 \$ 671.35
Nickerson, Sybil	PT	28	S2-8	\$ 50,732.22	\$ 50,868.81	10/1/2015	\$ 51,800.00	\$ 1,500.00	\$ 2,248.62	\$ -	\$ -	\$ 55,550.00		
Keating, Meris	FT	40	SA-2 (newscale)	\$ 68,720.46	\$ 68,905.48	10/15/2015	\$ 70,100.00	\$ -	\$ 2,075.70	\$ -	\$ -	\$ 72,180.00		
68571 Department Totals				\$ 119,452.68	\$ 119,774.28		\$ 121,900.00	\$ 1,500.00	\$ 4,324.32	\$ -	\$ -	\$ 127,724.32	Activities	\$ 127,724.32 \$ 1,852.00
King, Edward	FT	40	S3-6	\$ 74,685.34	\$ 74,886.41	12/26/2015	\$ 75,900.00	\$ -	\$ 2,249.94	\$ -	\$ -	\$ 78,150.00		
Kinney, Collen	FT	40	MAIN-9	\$ 58,021.39	\$ 58,177.60	1/9/2016	\$ 58,900.00	\$ 1,700.00	\$ 2,494.80	\$ -	\$ -	\$ 63,090.00		
Thairatana, Panuwatara	PT	32	MAIN-9	\$ 46,417.11	\$ 46,542.08	1/20/2016	\$ 47,100.00	\$ 1,400.00	\$ 2,647.26	\$ -	\$ -	\$ 51,150.00		
68567 Department Totals				\$ 179,123.84	\$ 179,606.10		\$ 181,900.00	\$ 3,100.00	\$ 7,392.00	\$ -	\$ -	\$ 192,392.00	Maint.	\$ 192,392.00 \$ 2,789.68
Attapreyangkul, Tuki	FT	40	COOK-9	\$ 56,874.31	\$ 57,027.44	5/28/2016	\$ 57,300.00	\$ 1,700.00	\$ 3,054.00	\$ -	\$ -	\$ 62,050.00		
Baptiste, Willard	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	1/24/2016	\$ 50,300.00	\$ 2,500.00	\$ 2,740.80	\$ -	\$ -	\$ 55,540.00		
Brereton, Virginia	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	7/13/2015	\$ 50,800.00	\$ 2,000.00	\$ 2,740.80	\$ -	\$ -	\$ 55,540.00		
Coleman, Ola Mae	FT	40	COOK-9	\$ 56,874.31	\$ 57,027.44	6/28/2016	\$ 57,200.00	\$ 2,800.00	\$ 3,145.20	\$ -	\$ -	\$ 63,150.00		
Correia, Karen	FT	40	S3-2	\$ 66,363.79	\$ 66,542.46	6/15/2016	\$ 66,800.00	\$ 3,300.00	\$ 3,145.20	\$ -	\$ -	\$ 73,250.00		
Kyomitmattee, Maneewan	PT	21	HK/D-9	\$ 26,015.77	\$ 26,085.82	4/12/2016	\$ 26,300.00	\$ 500.00	\$ 2,130.48	\$ -	\$ -	\$ 28,930.00		
Ross, Daniel	FT	40	COOK-2	\$ 46,237.75	\$ 46,362.24	6/5/2016	\$ 46,600.00	\$ -	\$ -	\$ -	\$ -	\$ 46,600.00		
Phillips, Fernella	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	6/13/2016	\$ 49,900.00	\$ 2,000.00	\$ 2,740.80	\$ -	\$ -	\$ 54,640.00		
Reed, Stormy	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	6/12/2016	\$ 49,900.00	\$ 2,000.00	\$ 2,740.80	\$ -	\$ -	\$ 54,640.00		
Thairat, Maturod	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	8/1/2015	\$ 50,700.00	\$ 1,500.00	\$ 2,740.80	\$ -	\$ -	\$ 54,940.00		
68566 Department Totals				\$ 500,135.22	\$ 501,481.74		\$ 505,800.00	\$ 18,300.00	\$ 25,178.88	\$ -	\$ -	\$ 549,278.88	Dietary	\$ 549,278.88 \$ 7,964.54
Kiefer, Erika	PT	28	LDRY-9	\$ 35,680.44	\$ 35,776.51	10/1/2015	\$ 36,400.00	\$ 1,800.00	\$ 1,259.94	\$ -	\$ -	\$ 39,460.00		
Pask, Jennifer	FT	40	LDRY-9	\$ 50,972.06	\$ 51,109.30	7/1/2015	\$ 52,300.00	\$ 1,000.00	\$ 1,259.94	\$ -	\$ -	\$ 54,560.00		
68568 Department Totals				\$ 86,652.51	\$ 86,885.80		\$ 88,700.00	\$ 2,800.00	\$ 2,519.88	\$ -	\$ -	\$ 94,019.88	Laundry	\$ 94,019.88 \$ 1,363.29
Barrett, Sheila	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	6/8/2016	\$ 49,900.00	\$ 2,500.00	\$ 2,261.16	\$ -	\$ -	\$ 54,660.00		
Beirute-Araujo, S	FT	40	HK/D-9	\$ 49,553.86	\$ 49,687.27	9/29/2015	\$ 50,600.00	\$ 2,500.00	\$ 2,261.16	\$ -	\$ -	\$ 55,360.00		
Sandoval, Isabel	PT	28	HK/D-5	\$ 30,818.91	\$ 30,901.89	7/15/2015	\$ 31,600.00	\$ -	\$ 1,259.94	\$ -	\$ -	\$ 32,860.00		
68572 Department Totals				\$ 129,926.62	\$ 130,276.43		\$ 132,100.00	\$ 5,000.00	\$ 5,782.26	\$ -	\$ -	\$ 142,882.26	Housekeepi	\$ 142,882.26 \$ 2,071.79
Haye, Nadene	FT	40	LPN-9	\$ 69,408.77	\$ 69,595.64	11/2/2015	\$ 70,700.00	\$ 2,800.00	\$ 2,422.68	\$ -	\$ -	\$ 75,920.00		
King, Donna	PT	24	LPN-9	\$ 41,645.26	\$ 41,757.38	2/1/2016	\$ 42,200.00	\$ 800.00	\$ 2,422.68	\$ -	\$ -	\$ 45,420.00		
Koyl, Nancy W.	FT	40	LPN-9	\$ 69,408.77	\$ 69,595.64	10/3/2015	\$ 70,800.00	\$ 2,100.00	\$ 2,495.22	\$ -	\$ -	\$ 75,400.00		
Matson, Carol	FT	40	LPN-9	\$ 69,408.77	\$ 69,595.64	9/2/2015	\$ 70,900.00	\$ 2,800.00	\$ 2,495.22	\$ -	\$ -	\$ 76,200.00		
Patton,Mary	PT	24	LPN-9	\$ 41,645.26	\$ 41,757.38	10/15/2015	\$ 42,500.00	\$ 2,100.00	\$ 2,422.68	\$ -	\$ -	\$ 47,020.00		
Lemus, Maria	PT	32	LPN-4	\$ 47,885.38	\$ 48,014.30	4/1/2016	\$ 48,400.00	\$ -	\$ 1,950.00	\$ -	\$ -	\$ 50,350.00		
68564 Department Totals				\$ 339,402.20	\$ 340,315.98		\$ 345,500.00	\$ 10,600.00	\$ 14,208.48	\$ -	\$ -	\$ 370,308.48	LPN	\$ 370,308.48 \$ 5,369.47
Briscoe-Civil, Alicia	FT	40	C.N.A.-4	\$ 47,280.55	\$ 47,407.85	6/4/2016	\$ 47,600.00	\$ -	\$ 1,354.98	\$ -	\$ -	\$ 48,950.00		
Reid, Evadne	PD	16	Per Diem ATM	\$ 15,850.56	\$ 15,893.23	7/1/2015	\$ 16,300.00	\$ -	\$ -	\$ -	\$ -	\$ 16,300.00		
Crane, Christina	PT	24	C.N.A.-4	\$ 28,368.33	\$ 28,444.71	4/1/2016	\$ 28,700.00	\$ -	\$ 1,254.00	\$ -	\$ -	\$ 29,950.00		
Dawkins, Juliet	FT	40	C.N.A.-2	\$ 44,548.42	\$ 44,668.35	6/1/2016	\$ 44,900.00	\$ -	\$ 1,481.04	\$ -	\$ -	\$ 46,380.00		
Ellis-Howard, Marvette	FT	40	C.N.A.-7	\$ 51,660.31	\$ 51,799.40	1/9/2016	\$ 52,400.00	\$ 1,000.00	\$ 1,481.04	\$ -	\$ -	\$ 54,880.00		
Flaherty, Kerri	FT	40	C.N.A.-8	\$ 53,203.66	\$ 53,346.90	1/5/2016	\$ 54,000.00	\$ 1,100.00	\$ 1,525.26	\$ -	\$ -	\$ 56,630.00		
Paudel KC, Yashuda	PT	20	C.N.A.+ Step 3	\$ 22,941.60	\$ 23,003.37	3/1/2016	\$ 23,200.00	\$ -	\$ 1,254.00	\$ -	\$ -	\$ 24,450.00		
Grimes, Lilian	PT	24	C.N.A.+ Step 9	\$ 32,885.74	\$ 32,974.28	1/3/2016	\$ 33,400.00	\$ 700.00	\$ 1,618.32	\$ -	\$ -	\$ 35,720.00		
Harrison, Jacqueline	FT	40	C.N.A.-2-9	\$ 57,249.72	\$ 57,403.85	5/2/2016	\$ 57,700.00	\$ 1,700.00	\$ 1,741.08	\$ -	\$ -	\$ 61,140.00		
Holmes, Jenise	FT	40	C.N.A.-7	\$ 51,660.31	\$ 51,799.40	9/14/2015	\$ 52,800.00	\$ 750.00	\$ 1,481.04	\$ -	\$ -	\$ 55,030.00		
Downing, Nicole	PT	24	C.N.A.-2	\$ 26,729.05	\$ 26,801.01	10/1/2015	\$ 27,300.00	\$ -	\$ 1,254.00	\$ -	\$ -	\$ 28,550.00		
Boswell, Bernard	PD	16	Per Diem ATM	\$ 15,850.56	\$ 15,893.23	7/1/2015	\$ 16,300.00	\$ -	\$ 1,254.00	\$ -	\$ -	\$ 17,550.00		
Lindo-Parkinson, Shaunette	FT	40	C.N.A.-9	\$ 54,809.57	\$ 54,957.13	11/22/2015	\$ 55,800.00	\$ 1,100.00	\$ 1,571.46	\$ -	\$ -	\$ 58,470.00		
Lowe, Avril	PD	16	Per Diem ATM	\$ 15,850.56	\$ 15,893.23	7/1/2015	\$ 16,300.00	\$ -	\$ -	\$ -	\$ -	\$ 16,300.00		
Lyttle-Liburd, Sophia	FT	40	C.N.A.-2-9	\$ 57,249.72	\$ 57,403.85	8/13/2015	\$ 58,600.00	\$ 1,700.00	\$ 1,741.08	\$ -	\$ -	\$ 62,040.00		
Mason-Wilson, Jessica	FT	40	C.N.A.-2-9	\$ 57,249.72	\$ 57,403.85	5/2/2016	\$ 57,700.00	\$ 1,700.00	\$ 1,741.08	\$ -	\$ -	\$ 61,140.00		

# FY 2016 Budget

Department of Public Works

Sewer Enterprise Fund

# FY2015

## DPW Sewer Enterprise Fund Review

**Mission:** The mission of the Nantucket Sewer Enterprise Fund is to provide for public health and safety by maintenance of the municipal sewer system including the wastewater treatment plants, pump stations and sewer mains

### Goals:

- ❖ Continue to meet state mandated discharge limits for treated effluent.
- ❖ Complete the Comprehensive Wastewater Management Plan (CWMP).

### Initiatives and Accomplishments:

- Initiation and completion of Phase IIB sewer project downtown.
- Comprehensive Wastewater Management Plan capital plan proposed.
- Multiple longstanding needs identified and corrected.
- Department being run proactively instead of waiting until things are broken to fix them.

# FY 2016

## Sewer Enterprise Fund Overview

- **Priorities**

Develop a funding plan for the CWMP Capital Plan that is supported by all.

- **Significant Changes Year-to-Year**

Completion of CWMP and implementation of recommended 20 year Capital Plan.

- **Key Issues**

An equitable Financing plan for the proposed Capital Plan will be the biggest issue for the Sewer Enterprise Fund.



# FY2016 Budget

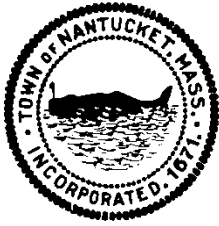
## SEWER

<u>SUMMARY</u>	FY 2012 ACTUAL	FY 2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2014 BUDGET	FY2015 BUDGET	FY2016 PROPOSED BUDGET	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
Payroll-Salary	\$ 760,358	\$ 861,412	\$ 779,824	1.3%	\$ 819,725	\$ 799,310	\$ 826,110	\$ 26,800	3.4%
Contractual Obligations	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ 50,000	\$ 50,000	100.0%
Medicare P/R Tax Expense	\$ 10,681	\$ 18,951	\$ 11,155	2.2%	\$ 11,500	\$ 11,600	\$ 11,900	\$ 300	2.6%
Medical Insurance	\$ 153,354	\$ 167,535	\$ 169,696	5.2%	\$ 162,864	\$ 191,900	\$ 214,900	\$ 23,000	12.0%
Barnstable County Retirement	\$ 117,057	\$ 229,213	\$ 141,587	10.0%	\$ 253,277	\$ 268,500	\$ 138,955	\$ (129,545)	-48.2%
Utilities	\$ 355,181	\$ 475,515	\$ 451,632	12.8%	\$ 640,100	\$ 544,550	\$ 542,000	\$ (2,550)	-0.5%
Repairs & Maintenance	\$ 101,157	\$ 168,078	\$ 103,140	1.0%	\$ 99,150	\$ 146,140	\$ 165,100	\$ 18,960	13.0%
Professional Services	\$ 267,775	\$ 100,130	\$ 98,586	-39.3%	\$ 121,200	\$ 295,575	\$ 190,900	\$ (104,675)	-35.4%
Sludge Disposal Costs	\$ 214,117	\$ 215,578	\$ 201,468	-3.0%	\$ 215,000	\$ 219,100	\$ 210,000	\$ (9,100)	-4.2%
Sewer Supplies and Chemicals	\$ 113,634	\$ 122,870	\$ 113,032	-0.3%	\$ 115,900	\$ 122,370	\$ 113,470	\$ (8,900)	-7.3%
General Insurance	\$ 111,439	\$ 114,946	\$ 120,750	4.1%	\$ 123,650	\$ 137,160	\$ 128,850	\$ (8,310)	-6.1%
Other Supplies	\$ 2,706	\$ 8,793	\$ 12,503	115.0%	\$ 2,850	\$ 9,025	\$ 13,300	\$ 4,275	47.4%
Travel	\$ 12,470	\$ 17,375	\$ 14,851	9.1%	\$ 9,700	\$ 11,200	\$ 14,945	\$ 3,745	33.4%
Debt Service	\$ 2,843,294	\$ 3,137,615	\$ 3,155,500	5.3%	\$ 3,829,919	\$ 3,554,963	\$ 3,578,703	\$ 23,739	0.7%
Indirect Costs	\$ 61,834	\$ 79,235	\$ 192,316	76.4%	\$ 80,000	\$ 76,000	\$ 82,000	\$ 6,000	7.9%
Other	\$ 102,657	\$ 93,081	\$ 164,700	26.7%	\$ 102,470	\$ 99,355	\$ 194,742	\$ 95,387	96.0%
<b>TOTAL SEWER</b>	<b>\$ 5,227,714</b>	<b>\$ 5,810,329</b>	<b>\$ 5,730,741</b>	<b>4.7%</b>	<b>\$ 6,587,304</b>	<b>\$ 6,486,748</b>	<b>\$ 6,475,875</b>	<b>\$ (10,873)</b>	<b>0%</b>

SEWER ENTERPRISE FUND

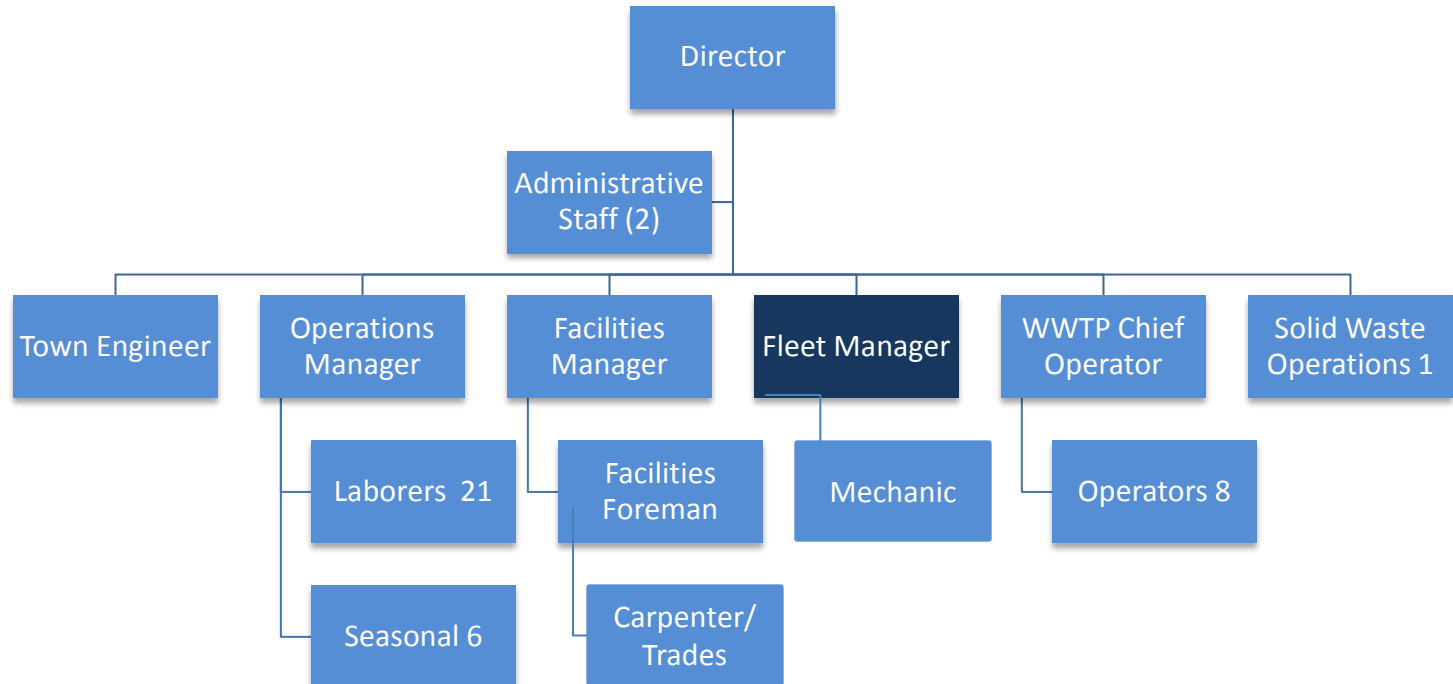
# Appendix

Department of Public Works  
Sewer Enterprise Fund



# Town & County of Nantucket

## Organization Chart – DPW



# FY 2016 Budget Detail

TOWN OF NANTUCKET  
SEWER - ENTERPRISE FUND

	Actual FY2014	BUDGET FY2015	PROJECTED BUDGET FY2016
REVENUE	6,476,263	6,276,165	6,475,875
EXPENSES	5,730,741	6,486,748	6,475,875
NET EARNINGS	745,522	(210,583)	-
Transfer from Retained Earnings	-	210,583	-
NET EARNINGS	745,522	(0)	-
NET SOURCES/USES:			
Ending FB	745,522	(0)	-
TOTAL			
Certified Retained Earnings as of July 1, 2014	3,438,833		



SEWER ENTERPRISE FUND  
OPERATIONS BUDGET  
FISCAL YEAR 2016  
As of 01/05/2015

SEWER ENTERPRISE  
WASTE WATER TREATMENT

DEPT	ACCOUNT	ACCOUNT NAME	FY 2012 ACTUAL	FY 2013 ACTUAL	FY 2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2014 BUDGET	FY2015 BUDGET	FY2016 PROPOSED BUDGET	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
66440	41710	P&I	\$ (6,882)	\$ (1,394)	\$ (393)	-76.1%	\$ -	\$ -	\$ -	\$ -	0.0%
66440	42460	SEWER FEE INCOME	\$ (5,291,805)	\$ (5,504,396)	\$ (5,753,902)	4.3%	\$ (5,304,740)	\$ (5,504,395)	\$ (5,753,905)	\$ 249,510	4.5%
66440	42461	DPW SEWER PERMITS	\$ (111,913)	\$ (153,025)	\$ (193,750)	31.6%	\$ (111,910)	\$ (153,025)	\$ (193,750)	\$ 40,725	26.6%
66440	42462	SEWER LIENS COLLECTED	\$ (20,455)	\$ (24,713)	\$ (3,676)	-57.6%	\$ (15,455)	\$ (24,710)	\$ (3,675)	\$ (21,035)	-85.1%
66440	42463	SEWER PRIVILEGE FEE	\$ (130,339)	\$ (425,495)	\$ (306,579)	53.4%	\$ (130,330)	\$ (425,495)	\$ (306,580)	\$ (118,915)	-27.9%
66440	42464	SEWER PRIVELEGE INT FEE	\$ (41,419)	\$ (32,613)	\$ (38,508)	-3.6%	\$ (40,400)	\$ (32,610)	\$ (38,510)	\$ 5,900	18.1%
66440	43275	SEPTIC DISPOSAL FEES	\$ -	\$ (128,040)	\$ (173,304)	100.0%	\$ -	\$ (128,040)	\$ (173,305)	\$ 45,265	35.4%
66440	48201	INTEREST ON INVESTMENTS	\$ (4,921)	\$ (7,892)	\$ (6,151)	11.8%	\$ (4,900)	\$ (7,890)	\$ (6,150)	\$ (1,740)	-22.1%
66440	51100	SALARY, PERMANENT	\$ 450,670	\$ 523,220	\$ 497,582	5.1%	\$ 493,400	\$ 513,900	\$ 558,800	\$ 44,900	8.7%
66440	51300	OVERTIME	\$ 47,430	\$ 56,443	\$ 73,827	24.8%	\$ 40,000	\$ 40,000	\$ 75,000	\$ 35,000	87.5%
66440	51700	LONGEVITY PAY	\$ 1,143	\$ 1,210	\$ 7,246	151.8%	\$ 10,000	\$ 9,800	\$ 8,300	\$ (1,500)	-15.3%
66440	51701	INS PREM: MEDICAL BLUE CROSS	\$ 128,789	\$ 145,291	\$ 152,874	9.0%	\$ 136,740	\$ 162,700	\$ 182,200	\$ 19,500	12.0%
66440	51770	COUNTY: RETIREMENT	\$ 117,057	\$ 229,213	\$ 141,587	10.0%	\$ 253,277	\$ 268,500	\$ 138,955	\$ (129,545)	-48.2%
66440	51900	CONTRACTUAL OBLIGATIONS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ 50,000	\$ 50,000	100.0%
66440	51960	COMPENSATION/UNEMPLOYMENT	\$ -	\$ -	\$ 10,467	100.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66440	51961	MEDICARE P/R TAX	\$ 7,239	\$ 15,310	\$ 8,390	7.7%	\$ 7,900	\$ 8,200	\$ 9,300	\$ 1,100	13.4%
66440	51999	FINCOM TRANSFER SALARIES	\$ -	\$ -	\$ -	0.0%	\$ -		\$ -	\$ -	0.0%
66440	52101	UTILITY: ELECTRICITY	\$ 161,251	\$ 286,164	\$ 269,765	29.3%	\$ 442,000	\$ 330,000	\$ 330,000	\$ -	0.0%
66440	52103	UTILITY: FUEL OIL	\$ 53,701	\$ 57,597	\$ 65,751	10.7%	\$ 55,000	\$ 61,100	\$ 69,700	\$ 8,600	14.1%
66440	52107	UTILITY: LANDFILL	\$ 182	\$ -	\$ -	-100.0%	\$ 150	\$ 150	\$ -	\$ (150)	-100.0%
66440	52401	REP&MAINT: OFFICE EQUIP	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66440	52403	REP&MAINT VEHICLE	\$ 805	\$ 236	\$ 100	-64.8%	\$ 850	\$ -	\$ -	\$ -	0.0%
66440	52404	REP&MAINT: BUILDING	\$ 7,571	\$ 37,812	\$ 10,370	17.0%	\$ 8,000	\$ 37,800	\$ 10,500	\$ (27,300)	-72.2%
66440	52405	REP&MAINT: EQUIPMENT	\$ 48,189	\$ 87,048	\$ 52,765	4.6%	\$ 45,000	\$ 60,000	\$ 55,000	\$ (5,000)	-8.3%
66440	52407	REP&MAINT: SEWER	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66440	52700	RENTALS/LEASES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66440	52901	SLUDGE DISPOSAL COSTS	\$ 214,117	\$ 215,578	\$ 201,468	-3.0%	\$ 215,000	\$ 219,100	\$ 210,000	\$ (9,100)	-4.2%
66440	53100	PROFESSIONAL SERVICES	\$ 195,811	\$ 46,155	\$ 7,856	-80.0%	\$ 50,000	\$ 215,575	\$ 100,000	\$ (115,575)	-53.6%
66440	53103	GENERAL: ADVERTISING	\$ 120	\$ -	\$ 383	78.7%	\$ 150	\$ 150	\$ 400	\$ 250	166.7%
66440	53115	LAB TESTING	\$ 5,405	\$ 4,646	\$ 4,317	-10.6%	\$ 5,500	\$ 4,650	\$ 4,400	\$ (250)	-5.4%
66440	53154	PRIVILEGE RECORDING FEE	\$ 75	\$ -	\$ -	-100.0%	\$ 300	\$ -	\$ -	\$ -	0.0%
66440	53401	COMM: TELEPHONE	\$ 17,132	\$ 17,903	\$ 16,274	-2.5%	\$ 17,500	\$ 17,900	\$ 18,000	\$ 100	0.6%
66440	53402	COMM: POSTAGE	\$ 1,770	\$ 6,148	\$ 1,185	-18.2%	\$ 150	\$ 150	\$ 1,200	\$ 1,050	700.0%
66440	53803	OTHER LICENSES & TAXES	\$ 511	\$ 450	\$ 315	-21.5%	\$ 500	\$ 500	\$ 320	\$ (180)	-36.0%
66440	53804	OTHER: FREIGHT	\$ 538	\$ 1,205	\$ 191	-40.5%	\$ 400	\$ 1,200	\$ 200	\$ (1,000)	-83.3%
66440	54201	OFFICE SUPPLIES	\$ 310	\$ 1,705	\$ 747	55.2%	\$ 350	\$ 1,700	\$ 1,000	\$ (700)	-41.2%
66440	54303	BLDG&EXPENDABLE SUP/EQ	\$ 1,751	\$ 6,628	\$ 6,868	98.0%	\$ 1,800	\$ 6,625	\$ 7,000	\$ 375	5.7%
66440	54701	SAFETY: UNIFORMS	\$ 5,021	\$ 2,737	\$ 1,388	-47.4%	\$ 4,500	\$ 3,725	\$ 1,400	\$ (2,325)	-62.4%
66440	54702	SAFETY: PROTECTIVE CLOTHING	\$ 84	\$ -	\$ 1,914	378.1%	\$ 750	\$ -	\$ 2,000	\$ 2,000	100.0%
66440	55001	MEDICAL SUPPLIES	\$ 544	\$ 460	\$ 160	-45.8%	\$ 600	\$ 500	\$ 500	\$ -	0.0%
66440	55101	BOOKS/SUBSCRIPTIONS	\$ 685	\$ 200	\$ -	-100.0%	\$ -	\$ 200	\$ -	\$ (200)	-100.0%
66440	55302	DPW: SEWER SUPPLIES, PIPES	\$ 6,667	\$ 7,080	\$ 3,427	-28.3%	\$ 6,500	\$ 6,500	\$ 3,500	\$ (3,000)	-46.2%
66440	55306	CHEMICALS	\$ 97,782	\$ 109,378	\$ 101,635	2.0%	\$ 100,000	\$ 109,400	\$ 102,000	\$ (7,400)	-6.8%
66440	57101	IN-STATE MISC TRAVEL	\$ 9,560	\$ 9,179	\$ 9,033	-2.8%	\$ 7,200	\$ 7,200	\$ 9,000	\$ 1,800	25.0%
66440	57102	IN-STATE:MILEAGE/CAR ALLW	\$ -	\$ 12	\$ 79	100.0%	\$ -	\$ 2,000	\$ 100	\$ (1,900)	-95.0%
66440	57103	IN-STATE SEMINARS, PROF GA	\$ 2,634	\$ 8,184	\$ 5,394	43.1%	\$ 2,500	\$ 2,000	\$ 5,500	\$ 3,500	175.0%
66440	57404	INS PREM: BLANKET INS, BLDG	\$ 76,883	\$ 79,511	\$ 82,637	3.7%	\$ 83,712	\$ 87,500	\$ 87,500	\$ -	0.0%
66440	57406	INS PREM: CLAIM DEDUCTIBLE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 10,000	\$ -	\$ (10,000)	-100.0%
66440	57502	INS: WORKMANS' COMP	\$ 23,567	\$ 27,204	\$ -	-100.0%	\$ 25,615	\$ -	\$ -	\$ -	0.0%

66440	57999	MWPAT ADMIN FEE	\$ 61,367	\$ 58,919	\$ 53,939	-6.2%	\$ 62,500	\$ 60,000	\$ 60,000	\$ -	0.0%
66440	57899	CONTINGENCY / UNALLOCATED EXP	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 10,000	\$ 12,972	\$ 2,972	29.7%
66440	58501	ADD EQ:NEW EQUIP- PUMP STATION	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ 100,000	\$ 100,000	0.0%
66440	59101	DEBT SERVICE: PRINCIPAL	\$ 353,200	\$ 563,200	\$ 588,200	29.0%	\$ 542,200	\$ 2,310,485	\$ 737,875	(1,572,610)	-68.1%
66440	59102	DEBT SERVICE INTEREST	\$ 147,497	\$ 223,510	\$ 217,683	21.5%	\$ 210,791	\$ 1,240,479	\$ 224,880	(1,015,599)	-81.9%
66440	59103	BOND ISSUE EXPENSE	\$ -	\$ 3,500	\$ 2,375	100.0%	\$ 35,000	\$ 4,000	\$ 4,000	\$ -	0.0%
66440	59108	DEBT SERVICE SHORT TERM INTEREST	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ 50,000	\$ 50,000	100.0%
66440	59113	WATER POLLUTION ABATMT PRN	\$ 1,483,251	\$ 1,518,602	\$ 1,550,334	2.2%	\$ 2,475,542	\$ -	\$ 1,651,852	\$ 1,651,852	0.0%
66440	59114	WATER POLL ABATEMENT INT	\$ 859,347	\$ 828,803	\$ 792,098	-4.0%	\$ 566,386	\$ -	\$ 905,296	\$ 905,296	0.0%
66440	59250	INTEREST: GENERAL	\$ -	\$ -	\$ 4,811	100.0%	\$ -	\$ -	\$ 4,800	\$ 4,800	0.0%
66440	59501	OTHER FIN: GENERAL	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66440	59991	TRANSFER TO GF- INDIRECT COSTS	\$ 61,834	\$ 74,200	\$ 192,316	76.4%	\$ 80,000	\$ 76,000	\$ 82,000	\$ 6,000	7.9%
66440	59993	TRANS TO CAPITAL PROJECT FUND	\$ -	\$ -	\$ 90,000	100.0%	\$ -	\$ -	\$ -	\$ -	0.0%
TOTAL REVENUE			\$ (5,607,735)	\$ (6,277,568)	\$ (6,476,263)	7.5%	\$ (5,607,735)	\$ (6,276,165)	\$ (6,475,875)	\$ 199,710	3.2%
TOTAL EXPENSE			\$ 4,651,490	\$ 5,254,642	\$ 5,227,749	6.0%	\$ 5,987,763	\$ 5,889,688	\$ 5,875,450	\$ (14,238)	0%

SEWER COLLECT & DISPOSAL

						COMPOUND			FY2016	FY 2016	FY 2016
DEPT	ACCOUNT	ACCOUNT NAME	FY 2012	FY 2013	FY2014	ANNUAL	FY2014	FY2015	PROPOSED	INCREASE OR	INCREASE OR
			ACTUAL	ACTUAL	ACTUAL	GROWTH RATE	BUDGET	BUDGET	BUDGET	(DECREASE) \$	(DECREASE) %
66445	49102	BOND PROCEEDS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66445	51100	SALARY, PERMANENT	\$ 130,197	\$ 144,327	\$ 99,732	-12.5%	\$ 134,100	\$ 118,200	\$ 67,300	\$ (50,900)	-43.1%
66445	51300	OVERTIME	\$ 9,830	\$ 21,042	\$ 18,101	35.7%	\$ 15,000	\$ 15,000	\$ 15,000	\$ -	0.0%
66445	51700	LONGEVITY	\$ 5,840	\$ 5,867	\$ 7,074	10.1%	\$ 4,800	\$ 5,900	\$ 3,400	\$ (2,500)	-42.4%
66445	51701	INS:MED BLUE CROSS	\$ 15,121	\$ 14,763	\$ 10,047	-18.5%	\$ 16,112	\$ 18,000	\$ 20,200	\$ 2,200	12.2%
66445	51961	MEDICARE P/R TAX	\$ 2,115	\$ 2,463	\$ 1,811	-7.5%	\$ 2,200	\$ 2,000	\$ 1,200	\$ (800)	-40.0%
66445	51999	FINCOM TRANSFER SALARIES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66445	52101	UTILITY:ELECTRICTY	\$ 43,111	\$ 38,166	\$ 37,372	-6.9%	\$ 44,300	\$ 47,000	\$ 45,000	\$ (2,000)	-4.3%
66445	52103	UTILITY:FUEL	\$ 622	\$ 1,860	\$ 472	-12.9%	\$ 650	\$ 700	\$ 700	\$ -	0.0%
66445	52105	UTILITY:WATER	\$ 3,502	\$ 4,752	\$ 3,697	2.7%	\$ 3,600	\$ 3,800	\$ 3,800	\$ -	0.0%
66445	52404	REP&MAINT:BUILDING	\$ -	\$ 2,255	\$ 746	100.0%	\$ -	\$ 2,255	\$ 1,500	\$ (755)	-33.5%
66445	52405	REP&MAINT:EQUIPMENT	\$ 6,213	\$ 2,638	\$ 10,952	32.8%	\$ 6,500	\$ 6,000	\$ 11,000	\$ 5,000	83.3%
66445	52407	REP&MAINT:SEWERS	\$ 27,720	\$ 23,761	\$ 9,019	-43.0%	\$ 28,000	\$ 23,760	\$ 9,200	\$ (14,560)	-61.3%
66445	53100	PROFESSIONAL SERVICES	\$ 70,910	\$ 53,975	\$ 90,343	12.9%	\$ 70,000	\$ 80,000	\$ 90,500	\$ 10,500	13.1%
66445	53401	COMM:TELEPHONE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66445	53402	COMM:POSTAGE	\$ 23,438	\$ 17,175	\$ 9,191	-37.4%	\$ 24,000	\$ 17,175	\$ 10,000	\$ (7,175)	-41.8%
66445	53803	OTHER: LICENSE	\$ 210	\$ -	\$ 110	-27.6%	\$ 200	\$ -	\$ -	\$ -	0.0%
66445	54201	OFFICE SUPPLIES	\$ -	\$ -	\$ 4,728	100.0%	\$ -	\$ -	\$ 4,800	\$ 4,800	100.0%
66445	54701	SAFETY:UNIFORMS	\$ 472	\$ 224	\$ 196	-35.5%	\$ 500	\$ 225	\$ 200	\$ (25)	-11.1%
66445	54702	SAFETY:PROTECTIVE CLOTHING	\$ 170	\$ -	\$ -	-100.0%	\$ 170	\$ -	\$ -	\$ -	0.0%
66445	55302	DPW:SEWER	\$ 4,480	\$ 442	\$ 762	-58.8%	\$ 4,500	\$ 500	\$ 770	\$ 270	54.0%
66445	57101	IN-STATE:MISC TRAVEL		\$ -	\$ 345	100.0%	\$ -	\$ -	\$ 345	\$ 345	100.0%
66445	57502	INS: WORKMANS COMP	\$ 92	\$ 84	\$ -	-100.0%	\$ -	\$ 100	\$ -	\$ (100)	-100.0%
66445	57404	INS PREM:BLANKET INS, BLDG	\$ 9,383	\$ 9,029	\$ 11,318	9.8%	\$ 12,579	\$ 9,840	\$ 11,350	\$ 1,510	15.3%
66445	59991	TRANSFER TO GENERAL FUND	\$ -	\$ 5,035	\$ -	100.0%	\$ -	\$ -	\$ -	\$ -	0.0%
TOTAL REVENUE			\$ -	\$ -		0.0%	\$ -	\$ -		\$ -	0.0%
TOTAL EXPENSE			\$ 353,426	\$ 347,859	\$ 316,016	-5.4%	\$ 367,211	\$ 350,455	\$ 296,265	\$ (54,190)	-15%

SCONSET WATER TREATMENT

			FY 2012	FY 2013	FY2014	COMPOUND	FY2014	FY2015	FY2016	FY 2016	FY 2016
			ACTUAL	ACTUAL	ACTUAL	ANNUAL	BUDGET	BUDGET	PROPOSED	INCREASE OR	INCREASE OR
DEPT	ACCOUNT	ACCOUNT NAME				GROWTH RATE			BUDGET	(DECREASE) \$	(DECREASE) %
66446	49902	BOND ANTICIPATION NOTES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66446	51100	SALARY, PERMANENT	\$ 71,203	\$ 68,246	\$ 64,327	-5.0%	\$ 74,000	\$ 73,600	\$ 75,400	\$ 1,800	2.4%
66446	51300	OVERTIME	\$ 16,127	\$ 8,724	\$ -	-100.0%	\$ 20,610	\$ 20,610	\$ 20,610	\$ -	0.0%
66446	51700	LONGEVITY PAY	\$ 4,208	\$ 4,997	\$ 1,468	-40.9%	\$ 2,200	\$ 2,200	\$ 2,300	\$ 100	4.5%
66446	51701	INS:MED BLUE CROSS	\$ 9,445	\$ 7,482	\$ 6,776	-15.3%	\$ 10,012	\$ 11,200	\$ 12,500	\$ 1,300	11.6%
66446	51961	MEDICARE P/R TAX	\$ 1,327	\$ 1,179	\$ 954	-15.2%	\$ 1,400	\$ 1,400	\$ 1,400	\$ -	0.0%
66446	52101	UTILITY:ELECTRICITY	\$ 62,224	\$ 52,893	\$ 40,089	-19.7%	\$ 63,000	\$ 66,800	\$ 55,000	\$ (11,800)	-17.7%
66446	52103	UTILITY:FUEL	\$ 12,127	\$ 14,681	\$ 16,439	16.4%	\$ 12,500	\$ 15,600	\$ 18,000	\$ 2,400	15.4%
66446	52105	UTILITY:WATER	\$ 1,328	\$ 1,500	\$ 1,773	15.6%	\$ 1,400	\$ 1,500	\$ 1,800	\$ 300	20.0%
66446	52403	REP&MAINT VEHICLE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66446	52404	REP&MAINT:BUILDING	\$ 2,216	\$ -	\$ 9,370	105.6%	\$ 2,300	\$ 1,000	\$ 10,000	\$ 9,000	900.0%
66446	52405	REP&MAINT:EQUIPMENT	\$ 8,442	\$ 14,328	\$ 9,819	7.8%	\$ 8,500	\$ 15,325	\$ 67,900	\$ 52,575	343.1%
66446	53100	PROFESSIONAL SERVICES	\$ 1,055	\$ -	\$ 387	-39.4%	\$ 1,200	\$ -	\$ 400	\$ 400	100.0%
66446	53115	LAB TESTING	\$ 2,449	\$ 1,155	\$ 1,203	-29.9%	\$ 2,500	\$ 1,155	\$ 1,200	\$ 45	3.9%
66446	53401	COMM:TELEPHONE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66446	53402	COMM: POSTAGE	\$ -	\$ -	\$ 117	100.0%	\$ -	\$ -	\$ 200	\$ 200	100.0%
66446	53804	OTHER:FREIGHT	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66446	54201	OFFICE SUPPLIES	\$ 100	\$ -	\$ -	-100.0%	\$ 100	\$ 200	\$ -	\$ (200)	-100.0%
66446	54701	SAFETY: UNIFORMS	\$ 343	\$ 221	\$ 250	-14.6%	\$ 350	\$ 225	\$ 250	\$ 25	11.1%
66446	55302	DPW:SEWER	\$ 1,000	\$ 1,038	\$ 2,005	41.6%	\$ 1,000	\$ 1,040	\$ 2,000	\$ 960	92.3%
66446	55306	CHEMICALS	\$ 3,705	\$ 4,932	\$ 5,203	18.5%	\$ 3,900	\$ 4,930	\$ 5,200	\$ 270	5.5%
66446	57101	IN STATE: MISC TRAVEL	\$ 276	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	\$ -	0.0%
66446	57404	INS PREM: BLANKET INS, BLDG	\$ 25,173	\$ 26,407	\$ 26,795	3.2%	\$ 27,359	\$ 29,820	\$ 30,000	\$ 180	0.6%
66446	57502	INS: WORKMAN'S COMP	\$ 51	\$ 47	\$ -	-100.0%	\$ -	\$ -	\$ -	\$ -	0.0%
TOTAL REVENUE			\$ -	\$ -	\$ -	0.0%	\$ -			\$ -	0.0%
TOTAL EXPENSE			\$ 222,799	\$ 207,828	\$ 186,976	-8.4%	\$ 232,331	\$ 246,605	\$ 304,160	\$ 57,555	23%

SEWER ENTERPRISE GRAND TOTAL

TOTAL REVENUE	\$ (6,074,775)	\$ (6,277,568)	\$ (6,476,263)	3.3%	\$ (5,607,735)	\$ (6,276,165)	\$ (6,475,875)	\$ 199,710	3.2%
TOTAL EXPENSE	\$ 5,694,755	\$ 6,262,692	\$ 5,730,741	0.3%	\$ 6,587,304	\$ 6,486,748	\$ 6,475,875	\$ (10,873)	-0.2%
VARIANCE (Excess) / Deficit	\$ (380,020)	\$ (14,876)	\$ (745,522)	40.1%	\$ 979,569	\$ 210,583	\$ -	\$ (210,583)	-100.0%
SOURCE: RETAINED EARNINGS*	\$ 380,020	\$ 14,876	\$ -	-100.0%	\$ (979,569)	\$ (210,583)	\$ -	\$ 210,583	
REMAINING VARIANCE	\$ -	\$ -	\$ (745,522)		\$ 0	\$ -	\$ -	\$ -	

	FY 2012 ACTUAL	FY 2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2014 BUDGET	FY2015 BUDGET	FY2016 PROPOSED BUDGET	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
<b><u>SUMMARY</u></b>									
Payroll-Salary	\$ 760,358	\$ 861,412	\$ 779,824	1.3%	\$ 819,725	\$ 799,310	\$ 826,110	\$ 26,800	3.4%
Contractual Obligations	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ 50,000	\$ 50,000	100.0%
Medicare P/R Tax Expense	\$ 10,681	\$ 18,951	\$ 11,155	2.2%	\$ 11,500	\$ 11,600	\$ 11,900	\$ 300	2.6%
Medical Insurance	\$ 153,354	\$ 167,535	\$ 169,696	5.2%	\$ 162,864	\$ 191,900	\$ 214,900	\$ 23,000	12.0%
Barnstable County Retirement	\$ 117,057	\$ 229,213	\$ 141,587	10.0%	\$ 253,277	\$ 268,500	\$ 138,955	\$ (129,545)	-48.2%
Utilities	\$ 355,181	\$ 475,515	\$ 451,632	12.8%	\$ 640,100	\$ 544,550	\$ 542,000	\$ (2,550)	-0.5%
Repairs & Maintenance	\$ 101,157	\$ 168,078	\$ 103,140	1.0%	\$ 99,150	\$ 146,140	\$ 165,100	\$ 18,960	13.0%
Professional Services	\$ 267,775	\$ 100,130	\$ 98,586	-39.3%	\$ 121,200	\$ 295,575	\$ 190,900	\$ (104,675)	-35.4%
Sludge Disposal Costs	\$ 214,117	\$ 215,578	\$ 201,468	-3.0%	\$ 215,000	\$ 219,100	\$ 210,000	\$ (9,100)	-4.2%
Sewer Supplies and Chemicals	\$ 113,634	\$ 122,870	\$ 113,032	-0.3%	\$ 115,900	\$ 122,370	\$ 113,470	\$ (8,900)	-7.3%
General Insurance	\$ 111,439	\$ 114,946	\$ 120,750	4.1%	\$ 123,650	\$ 137,160	\$ 128,850	\$ (8,310)	-6.1%
Other Supplies	\$ 2,706	\$ 8,793	\$ 12,503	115.0%	\$ 2,850	\$ 9,025	\$ 13,300	\$ 4,275	47.4%
Travel	\$ 12,470	\$ 17,375	\$ 14,851	9.1%	\$ 9,700	\$ 11,200	\$ 14,945	\$ 3,745	33.4%
Debt Service	\$ 2,843,294	\$ 3,137,615	\$ 3,155,500	5.3%	\$ 3,829,919	\$ 3,554,963	\$ 3,578,703	\$ 23,739	0.7%
Indirect Costs	\$ 61,834	\$ 79,235	\$ 192,316	76.4%	\$ 80,000	\$ 76,000	\$ 82,000	\$ 6,000	7.9%
Other	\$ 102,657	\$ 93,081	\$ 164,700	26.7%	\$ 102,470	\$ 99,355	\$ 194,742	\$ 95,387	96.0%
<b>TOTAL SEWER</b>	<b>\$ 5,227,714</b>	<b>\$ 5,810,329</b>	<b>\$ 5,730,741</b>	<b>4.7%</b>	<b>\$ 6,587,304</b>	<b>\$ 6,486,748</b>	<b>\$ 6,475,875</b>	<b>\$ (10,873)</b>	<b>0%</b>



Sewer Enterprise Fund

FY 2016 Personnel Spreadsheet

	ORG: 66440; 66445; 66446		
Number of Positions in Department	ORG: 66440	ORG: 66445	ORG: 66446
Full-time	7	2	1
Part-time	0	0	0
Seasonal	0	0	0
Temporary	0	0	0
Vacancies	1	0	0
New Positions Requested	0	0	0
TOTAL OF ALL POSITIONS	8	2	1

Name	Position	Avg Hours Per Week	Job Code	Class & Step as of 6/30/15 (e.g., B -Step 3)	Yearly Salary as of 6/30/15	53 Week Adjustment	FY16 Anniversary Date	FY 2016 Projected Salary	Longevity Pay	Education Pay	Certification Pay	Holiday Pay	Other	Total by Employee
ORG: 66440														
INGLIS, R	GEN FOREMAN	40.00	PW31	M7 Step 8	77,438	77,647	11/05/15	78,900	3,900	0	0	0	0	82,800
MOORE, R	GEN FOREMAN	40.00	PW31	M4 Step 8	71,661	71,854	01/05/16	72,800	0	0	0	0	0	72,800
LEVEILLE, W	SW LAB TECH	40.00	PW51	M4 Step 8	71,661	71,854	12/23/15	72,800	2,200	0	0	0	0	75,000
GRAY, D	PLANT MANAGER	40.00	PW10	M7 Step 8	77,438	77,647	12/08/15	78,700	0	0	0	0	0	78,700
FRAZIER, P.	MAINT TECH SEWER	40.00	PW41	M3 Step 6	60,065	60,227	01/19/16	60,900	0	0	0	0	0	60,900
HARDY, J.	SR EQUIP OPERATOR	40.00	PW51	M3 Step 7	61,859	62,025	10/21/15	63,100	0	0	0	0	0	63,100
MOONEY, S.	SR EQUIP OPERATOR	40.00	PW60	M3 Step 5	58,313	58,470	12/20/16	58,100	0	0	0	0	0	58,100
GARY, A.	MAINT TECH SEWER	40.00	PW41	M4 Step 8	71,661	71,854	07/05/15	73,500	2,200	0	0	0	0	75,700
ORG: 66445														
BUTLER, P	SEWER COLLECTIONS	40.00	PW26	M3 Step 8	65,634	65,811	07/01/15	67,300	3,400	0	0	0	0	70,700
ORG: 66446														
MANNING, K	GEN FOREMAN	40.00	PW31	M6 Step 8	74,852	75,054	05/18/16	75,400	2,300	0	0	0	0	77,700
								701,500	14,000					715,500

ELIGIBLE 2019 UNDER NEW 2012 CONTRACT

ELIGIBLE 2018 UNDER NEW 2012 CONTRACT

ELIGIBLE 2021 UNDER NEW 2012 CONTRACT

	org:66440	org: 66445	org:66446
Total Prorated Salary (enter on Munis 51100)	558,800	67,300	75,400
Total Seasonal Salary (enter on Munis 51xxx)	0	0	0
Total Longevity (enter on Munis 51700)	8,300	3,400	2,300
Total Education (enter on Munis 516xx)	0	0	0
Total Certification Pay (enter on Munis 51551)	0	0	0
Total Holiday Pay (enter on Munis 518xx)	0	0	0
Total Other Pay (enter on Munis line where appropriate)	0	0	0
Shift Differential (enter on Munis 513xx)	0	0	0
Overtime (enter on Munis 514xx)	75,000	15,000	20,610
Salary Subtotal	642,100	85,700	98,310
Medicare (enter on Munis 51961)	9,300	1,200	1,400
Insurance:Medical BSBC (enter Munis 51701)	182,200	20,200	12,500
Total Personnel Services	833,600	107,100	112,210

Purpose	Issue Date	Maturity Date	Original Principal Amount	TOTAL PRINCIPAL 6/30/2014	TOTAL INTEREST 6/30/2014	TOTAL P & I 6/30/2014	** Payments FY2015	** Payments FY2016	** Payments FY2017	** Payments FY2018	** Payments FY2019	** Payments FY2020	** Payments FY2021	** Payments FY2022
SEWER ENTERPRISE	TOTAL DEBT													
MWPAT 94-10	8/1/2001	2/1/2015	223,207	22,259	749	23,008	23,008							
MWPAT 98-143	8/25/2004		849,513	420,000	76,930	496,930	75,321	72,307	74,100	70,791	67,794	69,911	66,706	
MWPAT 98-144	8/25/2004		189,405	100,000	18,473	118,473	14,979	19,180	18,396	17,568	16,823	16,133	15,394	
MWPAT 98-145	8/25/2004		208,754	105,000	18,528	123,528	20,034	19,180	18,396	17,568	16,823	16,133	15,394	
MWPAT CW 02 50A	11/23/2004		5,648,263	3,083,455	616,074	3,699,529	432,423	426,714	418,916	416,378	421,687	403,974	404,747	395,092
MWPAT CW 02 50	10/26/2006		4,015,365	2,954,804	868,394	3,823,198	320,826	320,130	311,702	310,247	304,298	302,721	296,406	298,564
MWPAT CW 01 40	12/14/2006		1,656,115	1,080,000	254,433	1,334,433	145,329	140,104	139,867	138,533	132,626	132,803	132,321	126,923
SEWER CONSTRUCTION	2/15/2008		250,000	160,000	44,138	204,138	21,006	20,556	20,088	19,600	14,075	13,713	13,313	12,913
SEWER CONSTRUCTION	2/15/2008		870,000	600,000	176,706	776,706	67,875	66,525	65,119	63,656	62,081	60,450	58,650	56,850
SEWER 2	2/15/2008		1,435,075	985,000	297,563	1,282,563	112,688	105,438	103,250	100,975	98,525	95,988	93,188	90,388
66%% WWTF	2/15/2008		398,013	184,800	56,084	240,884	20,279	19,883	19,470	19,041	18,579	18,101	17,573	17,045
MWPAT CW 04 20	12/9/2008		3,125,318	2,366,793	320,923	2,687,715	206,747	206,747	206,748	206,747	206,748	206,747	206,748	206,747
66% MWPAT CW0521	12/15/2009		39,123,696	23,111,416	7,336,696	30,448,112	1,268,672	1,268,672	1,268,671	1,268,672	1,268,671	1,268,673	1,268,671	1,268,671
MWPAT CW 07 17	7/8/2010		4,006,000	3,502,333	628,951	4,131,284	243,017	243,017	243,017	243,017	243,017	243,017	243,017	243,017
SEWER CURRENT REFUNDING 05/2001	6/7/2012		371,100	281,100	45,229	326,329	52,123	50,606	48,600	46,600	44,600	42,800	41,000	
SEWER ADVANCED REFUNDING 12/01/2003	6/7/2012		545,000	545,000	124,450	669,450	83,400	81,600	79,200	71,325	68,575	66,100	63,625	56,000
SEWER IMPROVEMENTS	6/7/2012		2,000,000	1,800,000	614,000	2,414,000	170,500	167,500	163,500	158,500	153,500	149,000	144,500	139,500
WASTEWATER MANAGEMENT	6/7/2012		750,000	450,000	27,750	477,750	164,250	159,750	153,750					
MWPAT T5 97 1148 A COMM SEPTIC	5/22/2013		478,449	430,604	0	430,604	47,845	47,845	47,845	47,845	47,845	47,845	47,845	47,845
SEWER EQUIPMENT	6/6/2013		275,000	220,000	9,075	229,075	59,125	57,750	56,650	55,550				
SEWER EQUIPMENT	6/5/2014		97,000	97,000	4,618	101,618	28,918	26,400	25,900	20,400				
TOTAL SEWER FUND				42,499,564	11,539,763	54,039,327	3,578,364	3,519,903	3,483,183	3,293,013	3,186,267	3,154,108	3,129,095	2,959,554



EXISTING DEBT AS OF  
06/30/2013

** Payments FY2023	** Payments FY2024	** Payments FY2025	** Payments FY2026	** Payments FY2027	** Payments FY2028	** Payments FY2029	** Payments FY2030	** Payments FY2031	** Payments FY2032	** Payments FY2033	** Payments FY2034	** Payments FY2035	** Payments FY2036	** Payments FY2037	** Payments FY2038	** Payments FY2039	** Payments FY2040
379,599																	
304,183	533,491	520,630															
125,928	120,000																
12,513	12,113	11,700	11,275	10,850	10,425												
50,050	48,450	46,800	45,100	43,400	41,700												
87,588	84,788	81,900	78,925	75,950	72,975												
16,517	15,989	15,444	14,883	14,322	13,761												
206,747	206,747	206,747	206,747	206,748													
1,268,671	1,268,671	1,268,671	1,268,671	1,268,672	1,268,671	1,268,672	1,268,671	1,268,671	1,268,671	1,268,671	1,268,672	1,268,671	1,268,681	1,268,671	1,268,671		
243,017	243,016	243,017	243,017	243,017	243,017	243,017	243,014	243,017									
53,500	46,125																
134,500	129,500	124,500	120,500	117,500	114,500	111,438	108,313	105,063	101,688								
47,845																	
2,930,657	2,708,889	2,519,410	1,989,118	1,980,458	1,765,049	1,623,126	1,619,997	1,616,751	1,370,359	1,268,671	1,268,672	1,268,671	1,268,681	1,268,671	1,268,671	0	0

# FY 2016 Budget

Department of Public Works  
Solid Waste Enterprise Fund

# FY2015

## DPW Solid Waste Enterprise Fund Review

**Mission:** The mission of the Nantucket Solid Waste enterprise fund is to provide safe, environmentally appropriate and cost effective waste disposal service.

### **Goals:**

- ❖ Continue working with WON to make landfill operations as environmentally appropriate as possible.
- ❖ Continue planning for solid waste services after end of WON contract in 2021.

### **Initiatives and Accomplishments:**

- Negotiated with Waste Options Nantucket to change C&D pricing structure.
- Competition by Reis made new pricing structure necessary.
- Take it or Leave it continues to be very popular waste diversion alternative.



# FY 2016

## Solid Waste Enterprise fund Overview

- **Priorities**

Continue to insure that the landfill and recycling facility is run properly.

- **Significant Changes Year-to-Year**

Fee holiday continues to reduce illegal dumping.

- **Key Issues**

Opening of Reis transfer station has changed the competitive atmosphere of waste disposal on the island.

# FY2016 Budget

## Solid Waste

	FY 2012 ACTUAL	FY 2013 ACTUAL	FY 2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY2016 PROPOSED BUDGET	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
<b>SUMMARY</b>								
Payroll-Salary	\$ 19,684	\$ 19,526	\$ 19,386	-0.8%	\$ 27,275	\$ 27,375	\$ 100	0.37%
Medicare P/R Tax Expense	\$ 285	\$ 272	\$ 281	-0.8%	\$ 400	\$ 400	\$ -	0.00%
Medical Insurance	\$ 14,818	\$ 11,260	\$ -	-100.0%	\$ 13,100	\$ -	\$ (13,100)	-100.00%
Barnstable County Retirement	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
Utilities	\$ 345,224	\$ 258,241	\$ 257,633	-13.6%	\$ 324,838	\$ 326,000	\$ 1,162	0.36%
Repairs & Maintenance	\$ 9,611	\$ 15,761	\$ 10,563	4.8%	\$ 3,470	\$ 8,500	\$ 5,030	144.96%
Professional Services- Collection and Disposal	\$ 4,642,481	\$ 5,418,489	\$ 5,353,668	7.4%	\$ 4,618,851	\$ 5,678,581	\$ 1,059,730	22.94%
Professional Services- Recycle/MRF	\$ 371,136	\$ 380,298	\$ 354,673	-2.2%	\$ 767,330	\$ 500,000	\$ (267,330)	-34.84%
Freight	\$ 1,193,993	\$ 1,221,974	\$ 1,562,064	14.4%	\$ 1,300,000	\$ 975,000	\$ (325,000)	-25.00%
General Insurance	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
Hazardous Waste	\$ 91,756	\$ 63,419	\$ 65,726	-15.4%	\$ 65,319	\$ 65,000	\$ (319)	-0.49%
Debt Service	\$ 137,358	\$ 133,079	\$ 60,282	-33.8%	\$ 53,131	\$ 57,031	\$ 3,900	7.34%
Indirect Costs	\$ 58,000	\$ 152,136	\$ 206,099	88.5%	\$ 115,000	\$ 115,000	\$ -	0.00%
Other	\$ 36,595	\$ 41,385	\$ 74,505	42.7%	\$ 550,000	\$ 483,600	\$ (66,400)	-12.07%
<b>TOTAL SOLID WASTE</b>	<b>\$ 6,920,941</b>	<b>\$ 7,715,838</b>	<b>\$ 7,964,880</b>	<b>7.3%</b>	<b>\$ 7,838,714</b>	<b>\$ 8,236,487</b>	<b>\$ 397,773</b>	<b>5.07%</b>

SOLID WASTE ENTERPRISE FUND

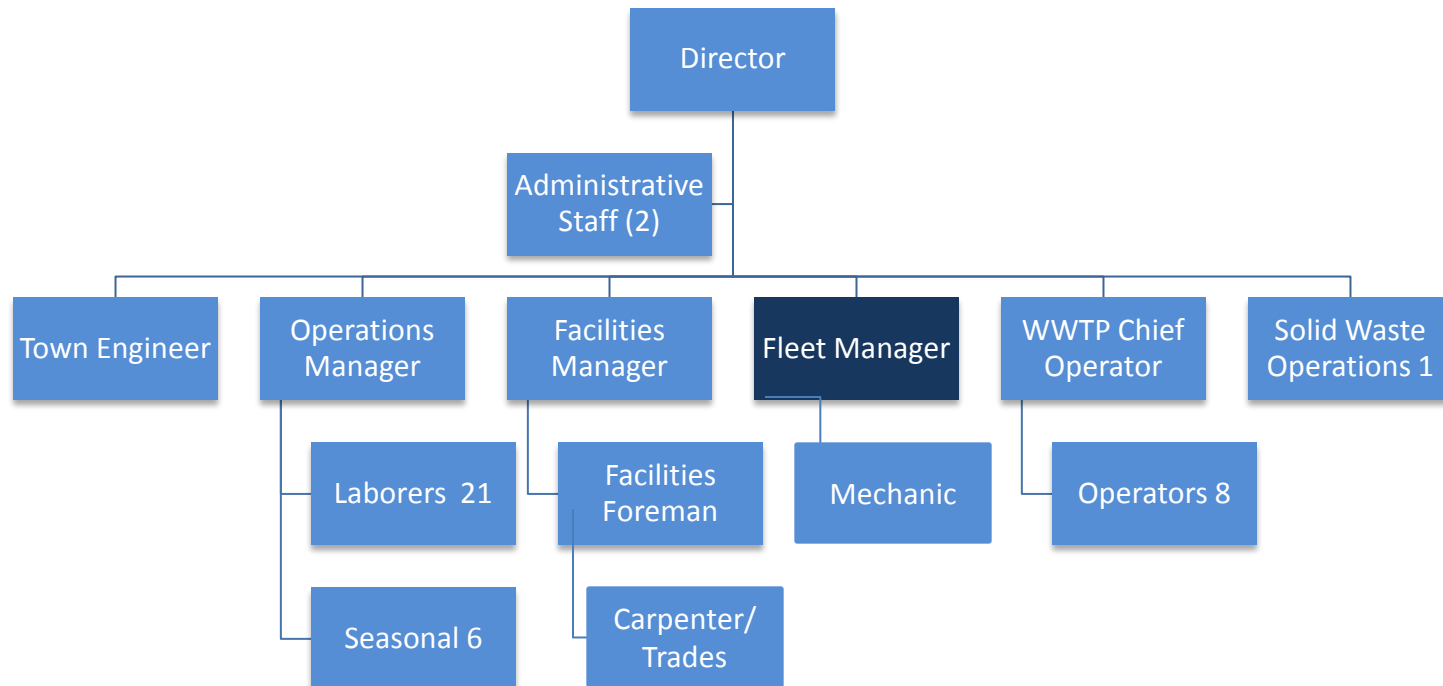
# Appendix

Solid Waste Enterprise Fund



# Town & County of Nantucket

## Organization Chart – DPW



# FY 2016 Budget Detail



TOWN OF NANTUCKET  
SOLID WASTE - ENTERPRISE FUND

	Actual FY2014	BUDGET FY2015	PROJECTED BUDGET FY2016
REVENUE	3,426,494	2,667,500	3,426,487
EXPENSES	8,651,917	8,538,714	8,936,487
NET EARNINGS	(5,225,423)	(5,871,214)	(5,510,000)
Transfer from Retained Earnings	-	471,427	-
NET EARNINGS	(5,225,423)	(5,399,787)	(5,510,000)
NET SOURCES/USES:			
Subsidy-Override	3,074,000	3,151,000	3,230,000
GF Tax Levy & General Revenues Subsidy	1,538,963	1,548,787	1,580,000
GF Subsidy- Landfill Mining	687,037	700,000	700,000
FinCom GF Reserve Fund Transfer			
Ending FB	74,576	0	-
TOTAL			
Certified retained Earnings as of July 1, 2014	1,781,493		

SOLID WASTE COLLECTION & DISPOSAL OPERATIONS BUDGET FISCAL YEAR 2016										
SOLID WASTE COLLECTION & DISPOSAL			FY 2012	FY 2013	FY 2014	COMPOUND		FY2016	FY 2016	FY 2016
DEPT	ACCOUNT	ACCOUNT NAME	ACTUAL	ACTUAL	ACTUAL	ANNUAL	FY2015	PROPOSED	INCREASE OR	INCREASE OR
						GROWTH RATE	BUDGET	BUDGET	(DECREASE) \$	(DECREASE) %
70433	42470	LANDFILL FEE INCOME	\$ (736,685)	\$ (754,631)	\$ (540,307)	-14.4%	\$ (750,000)	\$ (540,300)	\$ (209,700)	-27.96%
70433	42471	TIPPING FEE	\$ (2,540,730)	\$ (2,673,773)	\$ (2,886,187)	6.6%	\$ (1,917,500)	\$ (2,886,187)	\$ 968,687	50.52%
70433	49701	TRANSFER FROM GENERAL FUND - OVERRID	\$ (2,855,000)	\$ (2,990,000)	\$ (3,074,000)	3.8%	\$ (3,151,000)	\$ (3,230,000)	\$ 79,000	2.51%
70433	49701	TRANSFER FROM GENERAL FUND - SUBSIDY	\$ (1,482,995)	\$ (1,526,502)	\$ (1,538,963)	1.9%	\$ (1,548,787)	\$ (1,580,000)	\$ 31,213	2.02%
70433	49703	TRANSFER FROM GENERAL FUND - SUBSIDY	\$ (653,090)	\$ (675,948)	\$ (687,037)	2.6%	\$ (700,000)	\$ (700,000)	\$ -	0.00%
70433	49704	TRANSFER IN FROM CAPITAL PROJECTS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	52101	UTILITY: ELECTRICITY	\$ 289,083	\$ 202,493	\$ 203,993	-16.0%	\$ 265,000	\$ 265,000	\$ -	0.00%
70433	52105	UTILITY: WATER	\$ 5,387	\$ 9,532	\$ 6,490	9.8%	\$ 11,000	\$ 10,000	\$ (1,000)	-9.09%
70433	52404	REP & MAINT: BUILDING	\$ 9,611	\$ 8,936	\$ 8,472	-6.1%	\$ 3,470	\$ 8,500	\$ 5,030	144.96%
70433	52405	REP & MAINT: EQUIPMENT	\$ -	\$ 6,825	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	52410	REP & MAINT: GENERAL	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	53100	PROFESSIONAL SERVICES	\$ 4,642,481	\$ 5,418,489	\$ 5,353,668	7.4%	\$ 4,618,851	\$ 5,678,581	\$ 1,059,730	22.94%
70433	53103	GENERAL: ADVERTISING	\$ 619	\$ 1,304	\$ 1,954	77.6%	\$ 1,300	\$ 2,000	\$ 700	53.85%
70433	53402	COMM: POSTAGE	\$ 1,887	\$ 2,793	\$ 1,564	-9.0%	\$ 2,800	\$ 1,600	\$ (1,200)	-42.86%
70433	53804	OTHER: FREIGHT	\$ 1,112,043	\$ 1,149,665	\$ 1,505,251	16.3%	\$ 1,190,000	\$ 900,000	\$ (290,000)	-24.37%
70433	54201	OFFICE SUPPLIES	\$ 3,048	\$ 2,249	\$ 3,192	2.3%	\$ 2,250	\$ 3,200	\$ 950	42.22%
70433	54701	SAFETY: UNIFORMS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	56202	COUNTY: RETIREMENT	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	57050	MISC WASTE COLLECTION	\$ 30,803	\$ 33,425	\$ 64,067	44.2%	\$ 42,000	\$ 65,000	\$ 23,000	54.76%
70433	57101	IN STATE: MISC TRAVEL	\$ 238	\$ 1,613	\$ 3,729	296.0%	\$ 1,650	\$ 3,800	\$ 2,150	130.30%
70433	57103	IN STATE: SEMINARS, PROF	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	57601	SETTLEMENTS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	57801	OTHER: HAZARDOUS WASTE	\$ 91,756	\$ 63,419	\$ 65,726	-15.4%	\$ 65,319	\$ 65,000	\$ (319)	-0.49%
70433	57899	CONTINGENCY / UNALLOCATED EXPENSE	\$ -	\$ -	\$ -	0.0%	\$ 500,000	\$ 408,000	\$ (92,000)	-18.40%
70433	59101	DEBT SERVICE: PRINCIPAL	\$ 110,000	\$ 110,000	\$ 40,000	-39.7%	\$ 40,000	\$ 40,000	\$ -	0.00%
70433	59102	DEBT SERVICE INTEREST	\$ 27,358	\$ 23,079	\$ 20,282	-13.9%	\$ 13,131	\$ 17,031	\$ 3,900	29.70%
70433	59501	OTHER FIN: GENERAL / FIN COM TRANSFER	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70433	59991	TRANSFER TO GENERAL FUND (INDIRECT C	\$ 58,000	\$ 152,136	\$ 206,099	88.5%	\$ 115,000	\$ 115,000	\$ -	0.00%
70433	90227	LANDFILL MINING	\$ 653,085	\$ 675,948	\$ 687,037	2.6%	\$ 700,000	\$ 700,000	\$ -	0.00%
TOTAL REVENUE			\$ (8,268,500)	\$ (8,620,854)	\$ (8,726,493)	2.7%	\$ (8,067,287)	\$ (8,936,487)	\$ 869,200	10.77%
TOTAL EXPENSE			\$ 7,035,400	\$ 7,861,906	\$ 8,171,523	7.8%	\$ 7,571,771	\$ 8,282,712	\$ 710,941	9.39%

SOLID WASTE RECYCLE & MRF			FY 2012	FY 2013	FY 2014	COMPOUND	FY2015	FY2016	FY 2016	FY 2016
DEPT	ACCOUNT	ACCOUNT NAME	ACTUAL	ACTUAL	ACTUAL	ANNUAL	BUDGET	PROPOSED	INCREASE OR	INCREASE OR
						GROWTH RATE		BUDGET	(DECREASE) \$	(DECREASE) %
70439	41471	LANDFILL RECYCLE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	48406	RECYCLING INCOME	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	51100	SALARY, PERMANENT	\$ 19,684	\$ 19,526	\$ 19,386	-0.8%	\$ 20,900	\$ 21,000	\$ 100	0.48%
70439	51200	SALARY, SEASONAL	\$ -	\$ -	\$ -	0.0%	\$ 6,375	\$ 6,375	\$ -	0.00%
70439	51300	OVERTIME	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	51700	LONGEVITY	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	51701	INS PREM: MEDICAL BLUE CROSS	\$ 14,818	\$ 11,260	\$ -	-100.0%	\$ 13,100	\$ -	\$ (13,100)	-100.00%
70439	51770	BARNSTABLE COUNTY RETIREMENT	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	51961	MEDICARE P/R TAX	\$ 285	\$ 272	\$ 281	-0.8%	\$ 400	\$ 400	\$ -	0.00%
70439	52101	UTILITY: ELECTRICITY	\$ 46,526	\$ 42,068	\$ 41,326	-5.8%	\$ 44,600	\$ 45,000	\$ 400	0.90%
70439	52105	UTILITY: WATER	\$ 4,228	\$ 4,148	\$ 5,825	17.4%	\$ 4,238	\$ 6,000	\$ 1,762	41.58%
70439	52404	REP & MAINT: BUILDING	\$ -	\$ -	\$ 2,091	100.0%	\$ -	\$ -	\$ -	0.00%
70439	52410	REP & MAINT: GENERAL	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	53100	PROFESSIONAL SERVICES	\$ 371,136	\$ 380,298	\$ 352,732	-2.5%	\$ 767,330	\$ 500,000	\$ (267,330)	-34.84%
70439	53804	OTHER FREIGHT	\$ 81,950	\$ 72,308	\$ 56,813	-16.7%	\$ 110,000	\$ 75,000	\$ (35,000)	-31.82%
70439	54701	SAFETY: UNIFORMS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
70439	56202	COUNTY: RETIREMENT	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
TOTAL REVENUE			\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
TOTAL EXPENSE			\$ 538,626	\$ 529,880	\$ 478,454	-5.8%	\$ 966,943	\$ 653,775	\$ (313,168)	-32.39%

COMPOST FACILITY			FY 2012		FY 2013		FY 2014		COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY2016 PROPOSED BUDGET	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
DEPT	ACCOUNT	ACCOUNT NAME	ACTUAL		ACTUAL		ACTUAL						
70443	53100	PROFESSIONAL SERVICES	\$ -		\$ -		\$ 1,941		100.0%	\$ -	\$ -	\$ -	0.00%
		TOTAL REVENUE	\$ -		\$ -		\$ -		0.0%	\$ -	\$ -	\$ -	0.00%
		TOTAL EXPENSE	\$ -		\$ -		\$ 1,941		100.0%	\$ -	\$ -	\$ -	0.00%

SOLID WASTE ENTERPRISE GRAND TOTAL

TOTAL REVENUE	\$ (8,268,500)	\$ (8,620,854)	\$ (8,726,493)	2.7%	\$ (8,067,287)	\$ (8,936,487)	\$ 869,200	10.77%
TOTAL EXPENSE	\$ 7,574,026	\$ 8,391,786	\$ 8,651,917	6.9%	\$ 8,538,714	\$ 8,936,487	\$ 397,773	4.66%
net (income) loss	\$ (694,474)	\$ (229,068)	\$ (74,576)	-67.2%	\$ 471,427	\$ -	\$ 1,266,973	-100.00%
RETAINED EARNINGS*	\$ -	\$ -	\$ -	0.0%	\$ (471,427)	\$ -		
REMAINING VARIANCE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -		

Retained Earnings:

	FY 2012 ACTUAL	FY 2013 ACTUAL	FY 2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY2016 PROPOSED BUDGET	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
<b>SUMMARY</b>								
Payroll-Salary	\$ 19,684	\$ 19,526	\$ 19,386	-0.8%	\$ 27,275	\$ 27,375	\$ 100	0.37%
Medicare P/R Tax Expense	\$ 285	\$ 272	\$ 281	-0.8%	\$ 400	\$ 400	\$ -	0.00%
Medical Insurance	\$ 14,818	\$ 11,260	\$ -	-100.0%	\$ 13,100	\$ -	\$ (13,100)	-100.00%
Barnstable County Retirement	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
Utilities	\$ 345,224	\$ 258,241	\$ 257,633	-13.6%	\$ 324,838	\$ 326,000	\$ 1,162	0.36%
Repairs & Maintenance	\$ 9,611	\$ 15,761	\$ 10,563	4.8%	\$ 3,470	\$ 8,500	\$ 5,030	144.96%
Professional Services- Collection and Disposal	\$ 4,642,481	\$ 5,418,489	\$ 5,353,668	7.4%	\$ 4,618,851	\$ 5,678,581	\$ 1,059,730	22.94%
Professional Services- Recycle/MRF	\$ 371,136	\$ 380,298	\$ 354,673	-2.2%	\$ 767,330	\$ 500,000	\$ (267,330)	-34.84%
Freight	\$ 1,193,993	\$ 1,221,974	\$ 1,562,064	14.4%	\$ 1,300,000	\$ 975,000	\$ (325,000)	-25.00%
General Insurance	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.00%
Hazardous Waste	\$ 91,756	\$ 63,419	\$ 65,726	-15.4%	\$ 65,319	\$ 65,000	\$ (319)	-0.49%
Debt Service	\$ 137,358	\$ 133,079	\$ 60,282	-33.8%	\$ 53,131	\$ 57,031	\$ 3,900	7.34%
Indirect Costs	\$ 58,000	\$ 152,136	\$ 206,099	88.5%	\$ 115,000	\$ 115,000	\$ -	0.00%
Other	\$ 36,595	\$ 41,385	\$ 74,505	42.7%	\$ 550,000	\$ 483,600	\$ (66,400)	-12.07%
<b>TOTAL SOLID WASTE</b>	<b>\$ 6,920,941</b>	<b>\$ 7,715,838</b>	<b>\$ 7,964,880</b>	<b>7.3%</b>	<b>\$ 7,838,714</b>	<b>\$ 8,236,487</b>	<b>\$ 397,773</b>	<b>5.07%</b>

FY 2016 Personnel Spreadsheet

Solid Waste Enterprise Fund

Number of Positions in Department	ORG: 70439
Full-time	0
Part-time	1
Seasonal	1
Temporary	0
Vacancies	0
New Positions Requested	0

TOTAL OF ALL POSITIONS2

Name	Position	Avg Hours Per Week	Job Code	Class & Step as of 6/30/15 (e.g., B -Step 3)	Yearly Salary as of 6/30/15	53 Week Adjustment	FY16 Anniversary Date	FY 2016 Projected Salary	Longevity Pay	Education Pay	Certification Pay	Holiday Pay	Other	Total by Employee
DRISCOLL, C.	ATTENDANT	25.00	PW21	TW Article 7	20,856	20,912	06/02/16	21,000	0	0	0	0	0	21,000
SEASONAL (1 ATT / 15 WEEKS)	ATTENDANT	25.00	PW22	TW Article 7	6,375	6,375	00/00/00	6,375	0	0	0	0	0	6,375

Total Prorated Salary (enter on Munis 51100)	21,000
Total Seasonal Salary (enter on Munis 51xxx)	6375
Total Longevity (enter on Munis 51700)	0
Total Education (enter on Munis 516xx)	0
Total Cerfication Pay (enter on Munis 51551)	0
Total Holiday Pay (enter on Munis 518xx)	0
Total Other Pay (enter on Munis line where appropriate)	0
Shift Differential (enter on Munis 513xx)	0
Overtime (enter on Munis 514xx)	0
Salary Subtotal	27,375
Medicare (enter on Munis 51961)	400
Total Personnel Services	27,775



**EXISTING DEBT AS OF  
06/30/2013**

Purpose	Issue Date	Maturity Date	Original Principal Amount	TOTAL PRINCIPAL 6/30/2014	TOTAL INTEREST 6/30/2014	TOTAL P & I 6/30/2014	** Payments FY2015	** Payments FY2016	** Payments FY2017	** Payments FY2018	** Payments FY2019	** Payments FY2020	** Payments FY2021	** Payments FY2022
SOLID WASTE ENTERPRISE	TOTAL DEBT	AT 06/2013					633,263	575,031	518,000	462,188	407,625	359,400	312,375	266,688
SW FACILITY	10/1/2004	10/1/2024	100,000	5,000	100	5,100	5,100							
LANDFILL CELL	2/15/2008	2/15/2028	650,000	440,000	129,113	569,113	51,731	50,681	49,588	48,450	42,225	41,138	39,938	38,738
ADV REF 10/01/2004	3/5/2013	10/1/2024	50,000	50,000	9,050	59,050	1,400	6,350	6,225	6,113	6,000	5,888	5,750	5,575
TOTAL SOLID WASTE DEBT				495,000	138,263	633,263	58,231	57,031	55,813	54,563	48,225	47,025	45,688	44,313

**EXISTING DEBT AS OF  
06/30/2013**

[illegible]

# FY 2016 Budget

Airport Enterprise Fund

# FY2015

## Airport Enterprise Fund Review

- **Mission:**
  - *“The mission of the Nantucket Memorial Airport (ACK) is to provide operationally safe, economically sustainable and environmentally responsible air service to the residents, businesses and visitors to the island of Nantucket.”*
- **Goals:**
  - *Make Airport Financially Self Sufficient –*
  - *Continued compliance with procurement regulations*
  - *Infrastructure Improvements*
  - *Increase Non-Aeronautical Revenue*
- **Initiatives and Accomplishments:**
  - *GA Building Opened*
  - *Deficit reduced from !1.1M to \$304K*
  - *Taxiway “J” constructed, Runway 15/33 REILS & PAPI replaced*
  - *Bunker Road parcels leased*
  - *PFC approved by FAA (after Town meeting)*
  - *Expenses were \$727,000 below budget (operating)*
  - *Debt Service \$440,000 below budget*
  - *Master Plan approximately 70% complete*
  - *Performance Evaluation process updated*
  - *Business Plan process begun*

# FY 2016

## Airport Enterprise Fund Overview

- **Priorities:**
  - Safety & Security
  - Quality Service Delivery
  - Self Sufficiency
  - Prudent Development & Expansion
  - Complete Master Plan
  - Diversify Revenue – Land Use Plan
- **Significant Changes Year-to-Year**
  - New GA Building operational
  - Staff Reorganization
  - PFC Being collected-
- **Key Issues:**
  - Formerly Used Defense Site Impacts
  - Control Tower Construction
  - Ferry competition – increased frequencies
  - Island Air change to Caravan fleet
  - Employee Housing needs



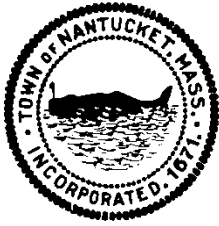
# FY2016 Budget

## Airport Enterprise Fund

<u>SUMMARY</u>	FY2012	FY2013	FY2014	Compound Annual	FY2015	AIRCOMMI/MANAGER	FY 2016	FY 2016
	Actual	Actual	Actual	Growth Rate	ATM Voted	RECOMMENDATION	INCREASE	INCREASE
				(CAGR)	Budget	FY2016	OR (DECREASE) \$	OR (DECREASE) %
Payroll-Salary	\$ 3,146,234	\$ 2,904,209	\$ 2,903,502	-3.9%	\$ 2,973,974	\$ 3,055,150	\$ 81,176	2.7%
Medicare P/R Tax Expense	\$ 45,100	\$ 65,628	\$ 42,013	-3.5%	\$ 43,100	\$ 44,300	\$ 1,200	2.8%
Medical Insurance	\$ 502,647	\$ 484,784	\$ 539,062	3.6%	\$ 577,900	\$ 647,248	\$ 69,348	12.0%
Barnstable County Retirement	\$ 485,624	\$ 511,951	\$ 456,485	-3.0%	\$ 542,700	\$ 543,185	\$ 485	0.1%
Utilities	\$ 536,222	\$ 472,397	\$ 498,640	-3.6%	\$ 649,255	\$ 617,000	\$ (32,255)	-5.0%
Airport Fuel-Since 2012 Reported in Fuel Revolver	\$ 5,057,793	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
Repairs & Maintenance	\$ 226,312	\$ 285,712	\$ 262,884	7.8%	\$ 296,725	\$ 375,400	\$ 78,675	26.5%
Professional Services	\$ 512,228	\$ 163,204	\$ 233,741	-32.4%	\$ 280,000	\$ 253,300	\$ (26,700)	-9.5%
Police Protection Services	\$ 229,167	\$ 250,000	\$ 229,167	0.0%	\$ 250,000	\$ 250,000	\$ -	0.0%
Settlements/Personnel Contract Expense	\$ 12,000	\$ 25,000	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
General Insurance	\$ 193,925	\$ 207,244	\$ 156,366	-10.2%	\$ 225,900	\$ 225,900	\$ -	0.0%
FBO Catering	\$ 292,864	\$ 319,374	\$ 331,295	6.4%	\$ 319,500	\$ 335,000	\$ 15,500	4.9%
Other Supplies	\$ 79,812	\$ 55,598	\$ 111,811	18.4%	\$ 100,350	\$ 149,400	\$ 49,050	48.9%
Travel	\$ 35,132	\$ 24,357	\$ 31,462	-5.4%	\$ 27,330	\$ 33,900	\$ 6,570	24.0%
Debt Service	\$ 1,020,528	\$ 1,064,968	\$ 1,163,846	6.8%	\$ 1,264,346	\$ 1,221,244	\$ (43,102)	-3.4%
Indirect Costs	\$ 10,000	\$ 196,061	\$ 329,096	473.7%	\$ 200,000	\$ 245,719	\$ 45,719	22.9%
Other	\$ 379,414	\$ 587,604	\$ 471,194	11.4%	\$ 491,470	\$ 702,000	\$ 210,530	42.8%
<b>TOTAL AIRPORT</b>	<b>\$12,765,002</b>	<b>\$ 7,618,091</b>	<b>\$ 7,760,564</b>	<b>-22.0%</b>	<b>\$ 8,242,550</b>	<b>\$ 8,698,746</b>	<b>\$ 456,196</b>	<b>5.5%</b>

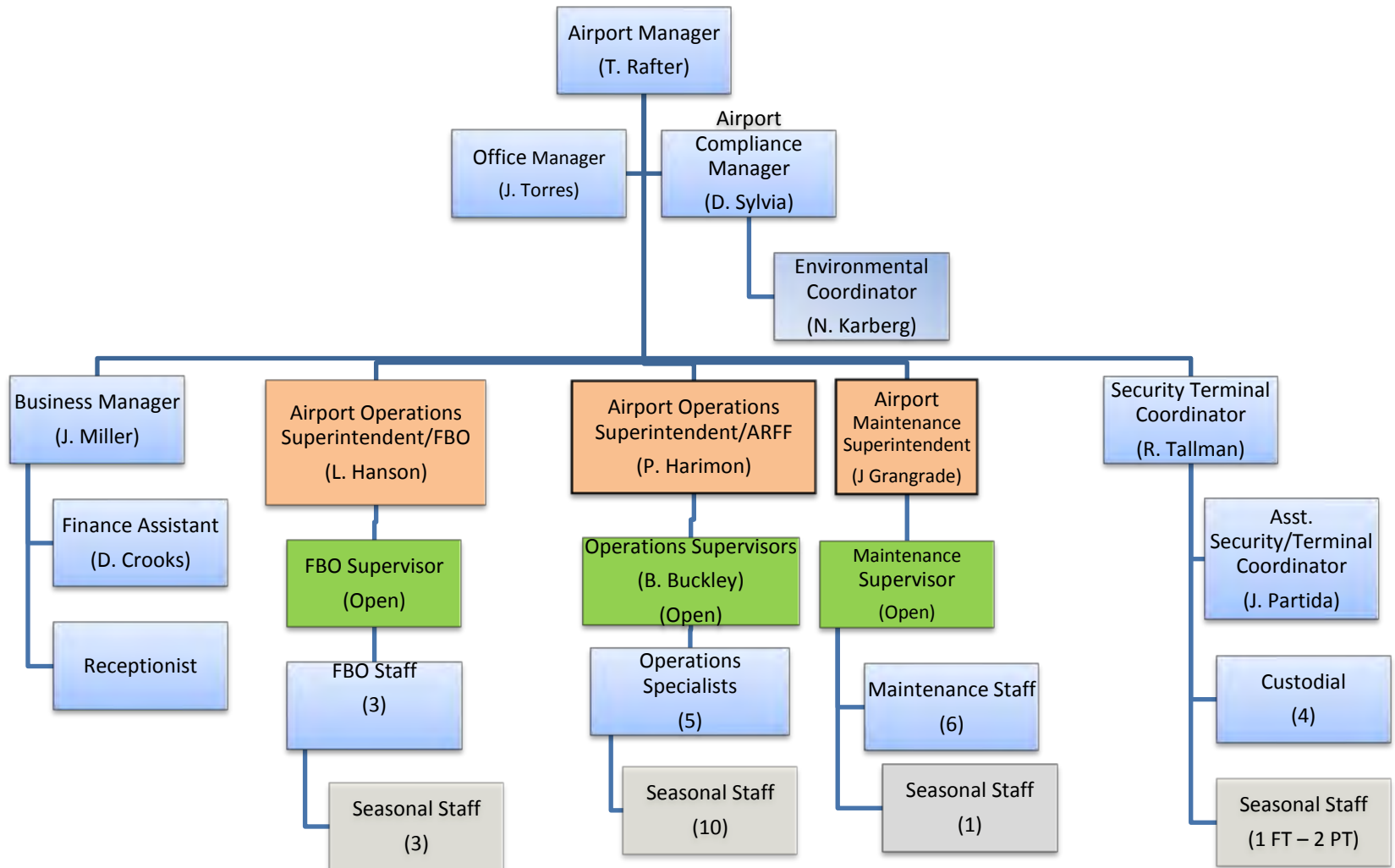
# Appendix

Airport Enterprise Fund



**Town & County of Nantucket  
Organization Chart – Airport Enterprise Fund**

## ACK Organizational Chart



# FY 2016 Budget Detail

TOWN OF NANTUCKET  
NANTUCKET MEMORIAL AIRPORT - ENTERPRISE FUND

	Actual FY2014	BUDGET FY2015	Finance Department <i>PROJECTED BUDGET</i> FY2016	Airport Manager Recom <i>REVISED BUDGET</i> FY2016
REVENUE	7,870,552	6,871,948	7,869,903	7,869,903
EXPENSES	7,760,564	8,242,550	8,698,746	8,698,746
NET EARNINGS	109,988	(1,370,602)	(828,843)	(828,843)
Transfer from Retained Earnings	-	1,370,602	828,843	828,843
NET EARNINGS	109,988	-	-	-
		-	-	-
		-	-	-
NET SOURCES/USES:				
Article #- GF Subsidy	304,598	-	-	-
FinCom GF Reserve Fund Transfer	-		-	-
Ending FB	414,586	-	-	-
TOTAL			-	-

Certified Retained Earnings as of July 1, 2014 1,811,953

	Projected Revolving Fuel Fund FY 2014	FY 2015	FY 2016	
Fuel Sales	5,195,336	5,382,650	5,500,000	5,500,000
Fuel Purchases	5,031,163	5,382,650	5,500,000	5,500,000
Credit Card Fees	-	-	-	-
Net Surplus (Deficit)	164,173	-	-	-
Beginning FB	50,000	-	-	-
Ending FB	214,173	-	-	-

**TOWN OF NANTUCKET PROPOSED BUDGET FY2016**

			Actual Total FY2012	Actual Total FY2013	Actual Total FY2014	PROJECTED BUDGET FY2015	FY 2016 AIRCOMM/MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
ORG	OBJ	Revenue:							
FBO Sales Income									
65482	42451	FUEL SALES	7,118,734	1,587,470	2,077,737	2,026,507	2,000,000	(26,507)	-1%
65482	43231	GEN AVIATION LANDING FEE	279	375,690	518,754	375,700	518,000	142,300	38%
65482	43232	GEN AVIATION RAMP FEES	220	1,175,142	1,218,202	1,175,140	1,220,000	44,860	4%
65482	43239	FBO SUPPLIES AND SERVICES	763	35,026	43,009	35,025	43,000	7,975	23%
65482	43704	CATERING INCOME	-	391,412	398,490	391,410	400,000	8,590	2%
Total FBO Sales:			7,119,996	3,564,739	4,256,193	4,003,782	4,181,000	177,218	4%
Rental Income									
65482	43606	RENTAL FEES: EMP HOUSING	-	850	1,800	-	-	-	0%
65482	43630	RENTAL INCOME-TERMINAL	139,107	468,938	369,088	468,950	370,000	(98,950)	-21%
65482	43631	RENTAL INCOME-TOWER	47,966	133,020	133,122	133,020	134,000	980	1%
65482	43632	RENTAL INCOME-LAND	129,528	523,105	658,649	515,821	660,000	144,179	28%
65482	43633	RENTAL INCOME-HANGAR	24,081	109,785	97,304	109,785	97,300	(12,485)	-11%
Totals Rentals:			340,682	1,235,698.44	1,259,963.30	1,227,576	1,261,300	33,724	3%
Fee Income									
65482	43709	VIDEO CONFERENCE	-	-	-	-	-	-	0%
65482	43705	ART SALES COMMISSION	53	65	1,000	65	1,000	935	1438%
65482	43706	CONCESSION FEES	3,396	38,277	32,647	38,275	32,600	(5,675)	-15%
65482	43707	AUTO RENTAL COMMISSIONS	33,703	492,772	509,199	492,775	510,000	17,225	3%
65482	43233	FREIGHT HANDLING FEE	8,382	39,682	63,345	39,680	63,350	23,670	60%
65482	43238	AIRLINE LANDING FEES	77,818	486,070	503,106	486,070	503,100	17,030	4%
65482	42450	AIRPORT INCOME	4,603,067	-	-	-	-	-	0%
65482	43234	RESERVED TIE DOWN FEES	5,300	49,600	49,825	49,600	50,000	400	1%
65482	48434	OTHER FEES	13,500	-	-	-	-	-	0%
Total Fees:			4,745,218	1,106,466	1,159,122	1,106,465	1,160,050	53,585	5%
Vehicle Income									
65482	43236	PARKING LOT FEES	84,855	270,636	316,027	270,635	316,000	45,365	17%
65482	47701	PARKING TICKETS	520	30,845	32,137	30,845	32,150	1,305	4%
65482	44518	TAXI PERMITS	6,300	19,800	19,500	19,800	19,500	(300)	-2%
Total Vehicles:			91,675	321,281	367,664	321,280	367,650	46,370	14%



**TOWN OF NANTUCKET PROPOSED BUDGET FY2016**

		Actual Total FY2012	Actual Total FY2013	Actual Total FY2014	PROJECTED BUDGET FY2015	FY 2016 AIRCOMM/MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
Other Income								
65482 43634	CUSTOMER FACILITY CHARGES	9,588	87,026	91,346	87,025	91,300	4,275	5%
65482 43235	ANNUAL BUSINESS ACTIVITY FEE	-	25,500	23,750	25,500	23,750	(1,750)	-7%
55122 42114	PASSENGER FACILITY CHARGE(PF)	-	-	-	-	647,323	647,323	100%
65482 48201	INTEREST ON INVESTMENTS	18,532	34,276	22,789	24,275	22,780	(1,495)	-6%
65482 43237	FINGER PRINTING FEES	550	3,050	1,950	3,050	1,950	(1,100)	-36%
65482 43708	MISC INC	5,571	26,120	22,084	26,120	22,000	(4,120)	-16%
65482 45402	FEDERAL REV - LEO	168,330	72,727	90,820	72,725	90,800	18,075	25%
65482 48400	MISC REVENUE	-	264,644	233,865	-	-	-	0%
65482 48436	INS PROCEEDS	-	39,632	-	-	-	-	0%
65482 49000	REFUNDS	(35,550)	(25,847)	(65,462)	(25,850)	-	25,850	-100%
65482 49104	PREMIUM REVENUE ON DEBT	-	59,550	101,870	-	-	-	0%
65482 49701	TRANSFER FROM GENERAL FUND	-	-	304,598	-	-	-	0%
Total Other Income:		167,021	586,678	827,610	212,845	899,903	687,058	323%
SUBTOTAL OPERATING REVENUE		12,464,592	6,814,863	7,870,552	6,871,948	7,869,903		
TRANSFER FROM GENERAL FUND		-	1,150,728	-		-		
TOTAL REVENUE:		12,464,592	7,965,591	7,870,552	6,871,948	7,869,903	997,955	15%

TOWN OF NANTUCKET PROPOSED BUDGET FY2016											
ORG	OBJ		Actual Total FY2012	Actual Total FY2013	Actual Total FY2014	Compound Annual Growth Rate (CAGR)	ATM Voted Budget FY2015	AIRCOMMI/MANAGER RECOMMENDATION FY2016	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %	
65482	51100	AIRPORT ADMINISTRATION SALARY*	\$ 1,385,646	\$ 1,136,804	\$ 1,115,598	-10.3%	\$ 1,040,474	\$ 1,062,100	\$ 21,626	2.1%	
65482	51700	LONGEVITY PAY	\$ 63,221	\$ 51,061	\$ 54,262	-7.4%	\$ 58,200	\$ 64,800	\$ 6,600	11.3%	
65482	51122	AIRPORT OPERATIONS SALARY*	\$ 674,487	\$ 661,900	\$ 717,075	3.1%	\$ 742,804	\$ 758,424	\$ 15,620	2.1%	
65482	51123	AIRPORT MAINTENANCE SALARY*	\$ 861,208	\$ 887,311	\$ 851,402	-0.6%	\$ 900,796	\$ 941,626	\$ 40,830	4.5%	
65482	51124	AIRPORT SECURITY SALARY	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%	
65482	51200	SALARY, SEASONAL	\$ 161,672	\$ 167,133	\$ 165,165	1.1%	\$ 231,700	\$ 228,200	\$ (3,500)	-1.5%	
65482	51701	INS PREM:MEDICAL BLUE CROSS	\$ 502,647	\$ 484,784	\$ 539,062	3.6%	\$ 577,900	\$ 647,248	\$ 69,348	12.0%	
65482	51961	MEDICARE P/R TAX	\$ 45,100	\$ 65,628	\$ 42,013	-3.5%	\$ 43,100	\$ 44,300	\$ 1,200	2.8%	
65482	51770	BARNSTABLE COUNTY RETIREMT FND	\$ -	\$ 511,951	\$ 456,485	100.0%	\$ 542,700	\$ 543,185	\$ 485	0.1%	
65482	51900	CONTRACTUAL OBLIGATIONS**	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%	
TOTAL PAYROLL EXPENSES			\$ 3,693,980	\$ 3,966,572	\$ 3,941,062	3.3%	\$ 4,137,674	\$ 4,289,883	\$ 152,209	3.7%	
65482	54102	ENERGY:AIRPORT FUEL	\$ 5,057,793	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%	
65482	55802	OTHER:CREDIT CARD COMM	\$ 70,683	\$ 276,931	\$ 207,394	71.3%	\$ 222,750	\$ 250,000	\$ 27,250	12.2%	
65482	52505	EQUIPMENT RENTAL	\$ 65,775	\$ 91,806	\$ 82,430	11.9%	\$ 96,720	\$ 90,000	\$ (6,720)	-6.9%	
65482	52502	MISC PURCH:FBO/PILOT SERVICES	\$ 22,065	\$ 10,116	\$ 18,529	-38.5%	\$ 30,000	\$ 30,000	\$ -	0.0%	
65482	52503	MISC PURCH:S&M EQUIP	\$ -	\$ -	\$ 801	100.0%	\$ -	\$ -	\$ -	0.0%	
65482	52501	MISC PURCH:FBO CATERING	\$ 292,864	\$ 319,374	\$ 331,295	6.4%	\$ 319,500	\$ 335,000	\$ 15,500	4.9%	
TOTAL FBO EXPENSES			\$ 5,509,181	\$ 698,227	\$ 640,449	-65.9%	\$ 668,970	\$ 705,000	\$ 36,030	5.4%	
65482	52429	TRIENNIAL DRILL & SPECIAL EVENTS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%	
65482	52504	PERSONNEL UNIFORMS	\$ 19,136	\$ 22,349	\$ 18,846	-0.8%	\$ 22,400	\$ 21,000	\$ (1,400)	-6.3%	
65482	54109	MISC PURCH:OPERATIONS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 20,300	\$ 20,300	100.0%	
65482	54302	BLDG&EQ:MAINT & SUPPLIES	\$ 7,376	\$ 6,901	\$ 36,320	-27.9%	\$ 6,900	\$ 27,000	\$ 20,100	291.3%	
65482	53187	TRAINING ARFF & OPERATIONS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 24,300	\$ 24,300	0.0%	
65482	54701	OPS SILVER SUITS	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 12,400	\$ 12,400	100.0%	
65482	53803	OTHER:LICENSES & TAXES	\$ 9,184	\$ 7,956	\$ 1,270	-19.9%	\$ 7,950	\$ 1,300	\$ (6,650)	-83.6%	
TOTAL ARFF/OPERATIONS EXPENSES			\$ 35,695	\$ 37,206	\$ 56,436	25.7%	\$ 37,250	\$ 106,300	\$ 69,050	185.4%	
65482	52419	NEW TOOLS & EQUIP	\$ 48,725	\$ 318	\$ 3,623	-72.7%	\$ 325	\$ 6,400	\$ 6,075	1869.2%	
65482	52420	PKG LOT TOW FEES	\$ 80	\$ 80	\$ 400	123.6%	\$ 100	\$ 400	\$ 300	300.0%	
65482	52405	REP&MAINT:EQUIPMENT	\$ 66,041	\$ 53,990	\$ 59,341	-5.2%	\$ 65,000	\$ 45,000	\$ (20,000)	-30.8%	
65482	54101	ENERGY:GAS & DIESEL	\$ 87,150	\$ 75,344	\$ 71,905	-9.2%	\$ 79,900	\$ 79,000	\$ (900)	-1.1%	
65482	54501	CUSTODIAL:CLEANING SUPPLY	\$ 24,681	\$ 20,146	\$ 29,671	9.6%	\$ 45,000	\$ 31,000	\$ (14,000)	-31.1%	
65482	52404	REP&MAINT:BUILDING	\$ 76,639	\$ 101,366	\$ 111,544	20.6%	\$ 101,375	\$ 110,000	\$ 8,625	8.5%	
65482	52906	SNOW REMOVAL & MAINTENANCE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 1,000	\$ 1,000	100.0%	
65482	52907	PROPERTY:RUBBISH PICKUP	\$ 11,966	\$ 15,677	\$ 24,927	44.3%	\$ 15,675	\$ 25,000	\$ 9,325	59.5%	
65482	52424	FUEL STORAGE FACILITY MAINT	\$ 31,059	\$ 44,194	\$ 6,590	-53.9%	\$ 44,200	\$ 69,300	\$ 25,100	56.8%	
65482	52411	REP&MAINT:GROUNDS	\$ 2,786	\$ 12,658	\$ 10,623	95.3%	\$ 12,650	\$ 21,800	\$ 9,150	72.3%	
65482	52417	PARKING LOT MAINT	\$ 1,881	\$ 854	\$ 9,568	125.5%	\$ 850	\$ 10,000	\$ 9,150	1076.5%	
65482	52409	REP&MAINT:RUNWAYS	\$ 47,905	\$ 72,651	\$ 65,218	16.7%	\$ 72,650	\$ 111,000	\$ 38,350	52.8%	
65482	53804	OTHER:FREIGHT	\$ 3,823	\$ 5,011	\$ 3,324	-6.8%	\$ 5,010	\$ 3,000	\$ (2,010)	-40.1%	
65482	53303	TRANS:SECURITY	\$ 10,359	\$ 10,108	\$ 17,041	28.3%	\$ 11,000	\$ 34,000	\$ 23,000	209.1%	
65482	53300	ENVIRONMENTAL	\$ 32,350	\$ 55,402	\$ 39,661	10.7%	\$ 55,400	\$ 48,000	\$ (7,400)	-13.4%	
65482	52403	REP&MAINT:VEHICLE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 6,800	\$ 6,800	100.0%	
65482	52430	REP&MAINT:THOMPSON HOUSE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 500	\$ 500	100.0%	
65482	54214	VEHICLE SUPPLIES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 14,600	\$ 14,600	100.0%	
TOTAL SERVICE AND MAINTENANCE			\$ 445,446	\$ 467,798	\$ 453,436	0.9%	\$ 509,135	\$ 616,800	\$ 107,665	21.1%	

TOWN OF NANTUCKET PROPOSED BUDGET FY2016										
ORG	OBJ		Actual Total FY2012	Actual Total FY2013	Actual Total FY2014	Compound Annual Growth Rate (CAGR)	ATM Voted Budget FY2015	AIRCOMMI/MANAGER RECOMMENDATION FY2016	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
65482	53401	COMM:TELEPHONE	\$ 20,509	\$ 22,858	\$ 22,999	5.9%	\$ 24,000	\$ 23,500	\$ (500)	-2.1%
65482	53403	COMM: AIRPORT	\$ 12,386	\$ 14,791	\$ 18,020	20.6%	\$ 24,800	\$ 19,000	\$ (5,800)	-23.4%
65482	52101	UTILITY:ELECTRICITY	\$ 347,066	\$ 270,221	\$ 286,172	-9.2%	\$ 426,055	\$ 390,000	\$ (36,055)	-8.5%
65482	52103	UTILITY:FUEL OIL	\$ 45,176	\$ 58,631	\$ 57,628	12.9%	\$ 62,100	\$ 61,000	\$ (1,100)	-1.8%
65482	52105	UTILITY:WATER	\$ 23,427	\$ 28,507	\$ 33,106	18.9%	\$ 30,200	\$ 35,000	\$ 4,800	15.9%
65482	52104	UTILITY:PROPANE	\$ 508	\$ 2,046	\$ 8,810	316.3%	\$ 2,200	\$ 9,500	\$ 7,300	331.8%
65482	53402	COMM:POSTAGE	\$ 1,586	\$ 2,930	\$ 3,396	46.3%	\$ 2,950	\$ 3,900	\$ 950	32.2%
65482	53103	GENERAL:ADVERTISING	\$ 7,233	\$ 3,166	\$ 7,970	5.0%	\$ 3,200	\$ 8,000	\$ 4,800	150.0%
65482	53159	MARKETING	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 4,000	\$ 4,000	100.0%
65482	53157	POLICE PROTECTION SERVICES	\$ 229,167	\$ 250,000	\$ 229,167	0.0%	\$ 250,000	\$ 250,000	\$ -	0.0%
65482	54202	OFFICE:EQUIPMENT	\$ 4,352	\$ 4,060	\$ 4,432	0.9%	\$ 4,075	\$ 7,000	\$ 2,925	71.8%
65482	54213	RENT/LEASE:OFFICE EQUIPMENT	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 14,000	\$ 14,000	100.0%
65482	55102	MEMBERSHIPS & DUES	\$ 3,615	\$ 3,365	\$ 4,742	14.5%	\$ 3,375	\$ 6,200	\$ 2,825	83.7%
65482	55101	BOOKS/SUBSCRIPTIONS	\$ 3,499	\$ 2,883	\$ 4,466	13.0%	\$ 2,890	\$ 3,400	\$ 510	17.6%
65482	54201	OFFICE SUPPLIES	\$ 25,690	\$ 18,435	\$ 26,490	1.5%	\$ 18,450	\$ 26,500	\$ 8,050	43.6%
65482	52703	RENT/LSE:POSTAGE METER	\$ 16,409	\$ 17,987	\$ 11,913	-14.8%	\$ 18,000	\$ 700	\$ (17,300)	-96.1%
65482	53100	PROFESSIONAL SERVICES	\$ 512,228	\$ 163,204	\$ 189,741	-39.1%	\$ 205,000	\$ 185,300	\$ (19,700)	-9.6%
65482	53175	PROF SVCS: FLIGHT PLANNING	\$ -	\$ -	\$ 44,000	100.0%	\$ 75,000	\$ 68,000	\$ (7,000)	-9.3%
65482	57802	OTHER:SCHOOLS MISC	\$ 34,499	\$ 12,569	\$ 20,871	-22.2%	\$ 12,575	\$ 4,000	\$ (8,575)	-68.2%
65482	57803	OTHER:BANK CHARGES	\$ 144	\$ 15,374	\$ (8,300)	-100.0%	\$ 7,075	\$ -	\$ (7,075)	-100.0%
65482	57102	TRAVEL:TRANSPORTATION	\$ 12,501	\$ 530	\$ 978	-72.0%	\$ 530	\$ 20,000	\$ 19,470	3673.6%
65482	57101	TRAVEL:HOTEL/LODGING	\$ 19,755	\$ 17,447	\$ 17,261	-6.5%	\$ 17,500	\$ 8,000	\$ (9,500)	-54.3%
65482	57103	TRAVEL:SEMINARS/CONFERENCES-GENE	\$ 139	\$ 4,289	\$ 7,061	612.7%	\$ 4,300	\$ 5,000	\$ 700	16.3%
65482	57201	TRAVEL:MEALS & ENTERTAINMENT	\$ 2,737	\$ 2,091	\$ 6,162	50.0%	\$ 5,000	\$ 900	\$ (4,100)	-82.0%
TOTAL ADMINISTRATIVE EXPENSES			\$ 1,322,625	\$ 915,383	\$ 997,085	-13.2%	\$ 1,199,275	\$ 1,152,900	\$ (46,375)	-3.9%
65482	57401	INS PREM:AUTO & LIABILITY	\$ 193,925	\$ 207,244	\$ 156,366	-10.2%	\$ 225,900	\$ 225,900	\$ -	0.0%
65482	59101	DEBT SERV:PRINCIPAL	\$ 670,000	\$ 619,000	\$ 765,000	6.9%	\$ 702,802	\$ 820,000	\$ 117,198	16.7%
65482	59102	DEBT SERVICE INTEREST	\$ 309,679	\$ 334,178	\$ 398,846	13.5%	\$ 370,927	\$ 401,244	\$ 30,317	8.2%
65482	59103	ISSUE EXPENSE	\$ 8,440	\$ -	\$ -	-100.0%	\$ 40,000	\$ -	\$ (40,000)	-100.0%
65482	59105	DEBT SERVICE BAN INTEREST	\$ 32,410	\$ 111,790	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
65482	59104	DEBT SERVICE BAN PRINCIPAL	\$ -	\$ -	\$ -	0.0%	\$ 67,500	\$ -	\$ (67,500)	-100.0%
65482	59000	DEBT SERVICE	\$ -	\$ -	\$ -	0.0%	\$ 83,117	\$ -	\$ (83,117)	-100.0%
65482	56202	RETIREMENT-SHOWN PROPERLY IN PAYR	\$ 485,624	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
65482	57407	INSURANCE CLAIM	\$ -	\$ 39,632	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
65482	57600	PERSONNEL CONTRACT EXPENSE	\$ 12,000	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
65482	59501	INDIRECT COSTS	\$ 10,000	\$ 196,061	\$ 329,096	473.7%	\$ 200,000	\$ 245,719	\$ 45,719	0.0%
65482	58999	FINCOM TRANSFER EXPENSE	\$ 35,997	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
65482	92004	UNPAID BILLS	\$ 400,000	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
65482	57601	SETTLEMENTS	\$ -	\$ 25,000	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
65482	59250	INTEREST: GENERAL	\$ -	\$ -	\$ 22,788	100.0%	\$ -	\$ -	\$ -	0.0%
65482	59991	REPAYMENT TO GENERAL FUND	\$ -	\$ -	\$ -	0.0%	\$ -	\$ 135,000	\$ 135,000	#DIV/0!
65482	59999	CONTIGNCY RESERVE-EXPENSE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
TOTAL OTHER EXPENSES			\$ 2,158,075	\$ 1,532,905	\$ 1,672,096	-12.0%	\$ 1,690,246	\$ 1,827,863	\$ 137,617	8.1%
Total Other Expenses:			\$ 9,471,022	\$ 3,651,519	\$ 3,819,502	-36.5%	\$ 4,104,876	\$ 4,408,863	\$ 303,987	7.4%
TOTAL EXPENSES			\$ 13,165,002	\$ 7,618,091	\$ 7,760,564	-23.2%	\$ 8,242,550	\$ 8,698,746	\$ 456,196	5.5%
TOTAL REVENUES (Includes GF Subsidy)										

		TOWN OF NANTUCKET PROPOSED BUDGET FY2016							
ORG	OBJ	Actual Total FY2012	Actual Total FY2013	Actual Total FY2014	Compound Annual Growth Rate (CAGR)	ATM Voted Budget FY2015	AIRCOMMI/MANAGER RECOMMENDATION FY2016	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
<u>SUMMARY</u>		FY2012 Actual	FY2013 Actual	FY2014 Actual	Compound Annual Growth Rate (CAGR)	FY2015 ATM Voted Budget	AIRCOMMI/MANAGER RECOMMENDATION FY2016	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
	Payroll-Salary	\$ 3,146,234	\$ 2,904,209	\$ 2,903,502	-3.9%	\$ 2,973,974	\$ 3,055,150	\$ 81,176	2.7%
	Medicare P/R Tax Expense	\$ 45,100	\$ 65,628	\$ 42,013	-3.5%	\$ 43,100	\$ 44,300	\$ 1,200	2.8%
	Medical Insurance	\$ 502,647	\$ 484,784	\$ 539,062	3.6%	\$ 577,900	\$ 647,248	\$ 69,348	12.0%
	Barnstable County Retirement	\$ 485,624	\$ 511,951	\$ 456,485	-3.0%	\$ 542,700	\$ 543,185	\$ 485	0.1%
	Utilities	\$ 536,222	\$ 472,397	\$ 498,640	-3.6%	\$ 649,255	\$ 617,000	\$ (32,255)	-5.0%
	Airport Fuel-Since 2012 Reported in Fuel Revc	\$ 5,057,793	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
	Repairs & Maintenance	\$ 226,312	\$ 285,712	\$ 262,884	7.8%	\$ 296,725	\$ 375,400	\$ 78,675	26.5%
	Professional Services	\$ 512,228	\$ 163,204	\$ 233,741	-32.4%	\$ 280,000	\$ 253,300	\$ (26,700)	-9.5%
	Police Protection Services	\$ 229,167	\$ 250,000	\$ 229,167	0.0%	\$ 250,000	\$ 250,000	\$ -	0.0%
	Settlements/Personnel Contract Expense	\$ 12,000	\$ 25,000	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
	General Insurance	\$ 193,925	\$ 207,244	\$ 156,366	-10.2%	\$ 225,900	\$ 225,900	\$ -	0.0%
	FBO Catering	\$ 292,864	\$ 319,374	\$ 331,295	6.4%	\$ 319,500	\$ 335,000	\$ 15,500	4.9%
	Other Supplies	\$ 79,812	\$ 55,598	\$ 111,811	18.4%	\$ 100,350	\$ 149,400	\$ 49,050	48.9%
	Travel	\$ 35,132	\$ 24,357	\$ 31,462	-5.4%	\$ 27,330	\$ 33,900	\$ 6,570	24.0%
	Debt Service	\$ 1,020,528	\$ 1,064,968	\$ 1,163,846	6.8%	\$ 1,264,346	\$ 1,221,244	\$ (43,102)	-3.4%
	Indirect Costs	\$ 10,000	\$ 196,061	\$ 329,096	473.7%	\$ 200,000	\$ 245,719	\$ 45,719	22.9%
	Other	\$ 379,414	\$ 587,604	\$ 471,194	11.4%	\$ 491,470	\$ 702,000	\$ 210,530	42.8%
TOTAL AIRPORT		\$12,765,002	\$ 7,618,091	\$ 7,760,564	-22.0%	\$ 8,242,550	\$ 8,698,746	\$ 456,196	5.5%



FY 2016 Personnel Spreadsheet

Nantucket Memorial Airport Enterprise Fund	
Number of Positions in Department	ORG: 65482
Full-time	34
Part-time	0
Seasonal	19
Temporary	0
Vacancies	0
New Positions Requested	0
TOTAL OF ALL POSITIONS	
53	

Name, Position	Job Code	Avg Hours Per Week	Class & Step as of 6/30/15 (e.g., B -Step 3)	Yearly Salary as of 6/30/15	53 Week Adjustment	FY16 Step Increase Date	Prorated FY 2016 Salary	Longevity Pay	Other	Total by Employee
RAFTER, T. - AIRPORT MANAGER	AI01	40.00	CONTRACT	\$ 147,000	\$ 147,396	6/4/2016	\$ 148,000	\$ -	\$ -	\$ 148,000
MILLER, J.-BUSINESS MANAGER	AI05	40.00	NON-UNION	\$ 75,000	\$ 75,202	5/6/2016	\$ 75,600	\$ -	\$ -	\$ 75,600
CROOKS, D. - ADMINISTRATION ASSISTANT	AI25	40.00	NON-UNION	\$ 88,000	\$ 88,237	11/15/2015	\$ 89,600	\$ 3,500	\$ -	\$ 93,100
PARTIDA, J. - OFFICE ASST. TO TERM	AI21	40.00	NON-UNION	\$ 65,000	\$ 65,175	10/2/2015	\$ 66,300	\$ 2,000	\$ -	\$ 68,300
PEREZ,W.-OPERATIONS OFFICE CLERK	AI22	40.00	NON-UNION	\$ 44,700	\$ 44,820	9/4/2015	\$ 45,700	\$ -	\$ -	\$ 45,700
HEINTZ, L. - OPERATIONS OFFICE CLERK	AI22	40.00	NON-UNION	\$ 76,800	\$ 77,007	12/7/2015	\$ 78,100	\$ 3,100	\$ -	\$ 81,200
JOHNSON,C. - OPERATIONS OFFICE CLERK	AI22	40.00	NON-UNION	\$ 44,100	\$ 44,219	4/10/2016	\$ 44,500	\$ -	\$ -	\$ 44,500
TRUE, L. - OPERATIONS OFFICE CLERK	AI22	40.00	NON-UNION	\$ 44,700	\$ 44,820	5/6/2016	\$ 45,100	\$ -	\$ -	\$ 45,100
WILLIAMS,M.-OPERATIONS OFFICE CLERK	AI25	40.00	NON-UNION	\$ 51,300	\$ 51,438	7/7/2015	\$ 52,600	\$ -	\$ -	\$ 52,600
SYLVIA, D. - ASST. AIRFIELD SUPERVISOR	AI24	40.00	NON-UNION	\$ 113,700	\$ 114,006	1/1/2016	\$ 115,500	\$ 5,700	\$ -	\$ 121,200
TALLMAN, R. - TERMINAL COORDINATOR	AI26	40.00	NON-UNION	\$ 102,000	\$ 102,275	5/6/2016	\$ 102,900	\$ 3,100	\$ -	\$ 106,000
TORRES, J. - OFFICE ADMINISTRATION	AI25	40.00	NON-UNION	\$ 103,500	\$ 103,779	8/3/2015	\$ 106,000	\$ 3,100	\$ -	\$ 109,100
KARBERG, N.-ENVIRONMENTAL	AI28	40.00	NON-UNION	\$ 71,200	\$ 71,392	1/18/2016	\$ 72,200	\$ -	\$ -	\$ 72,200
FALCONER, A. - OPERATIONS	AI30	40.00	OPS-4	\$ 65,500	\$ 65,676	1/14/2016	\$ 66,500	\$ 1,300	\$ -	\$ 67,800
MOONEY, T. - OPERATIONS	AI30	40.00	OPS-5	\$ 72,600	\$ 72,795	5/7/2016	\$ 73,200	\$ 2,200	\$ 1,411	\$ 76,811
WELLINGTON, F. - OPERATIONS	AI30	40.00	OPS-5	\$ 69,800	\$ 69,988	4/14/2016	\$ 70,500	\$ 2,100	\$ 1,356	\$ 73,956
NELSON, S.- OPERATIONS	AI30	40.00	OPS-2	\$ 57,563	\$ 57,718	7/17/2015	\$ 59,000	\$ 1,200	\$ 972	\$ 61,172
HANSON,L.- OPS SUPERINTENDENT	AI30	40.00	SUPR-5	\$ 88,500	\$ 88,738	10/3/2015	\$ 90,300	\$ -	\$ -	\$ 90,300
SPENCE, N.- OPERATIONS	AI30	40.00	OPS-2	\$ 57,563	\$ 57,718	9/27/2015	\$ 58,800	\$ -	\$ -	\$ 58,800
HARIMON, P. - OPS SUPERINTENDENT	AI32	40.00	SUPR-5	\$ 91,300	\$ 91,546	8/21/2015	\$ 93,400	\$ 2,700	\$ 3,851	\$ 99,951
BUCKLEY, B. - OPERATIONS SUPV	AI32	40.00	SUPR-5	\$ 84,000	\$ 84,226	5/21/2016	\$ 84,600	\$ 3,400	\$ 1,634	\$ 89,634
SPENCE, D.- OPERATIONS	AI40	40.00	OPS-2	\$ 53,496	\$ 53,640	12/12/2015	\$ 54,400	\$ -	\$ -	\$ 54,400
LIBURD, L. - MAINTENANCE	AI40	40.00	M1-5	\$ 70,900	\$ 71,091	4/6/2016	\$ 71,600	\$ 2,800	\$ -	\$ 74,400
GRANGRADE, J. - MAINT SUPERINTENDENT	AI32	40.00	M4-5	\$ 93,700	\$ 93,952	8/2/2015	\$ 95,900	\$ 4,700	\$ 1,634	\$ 102,234
ALLEN, G. - MAINTENANCE	AI40	40.00	M3-5	\$ 77,400	\$ 77,608	7/10/2015	\$ 79,300	\$ 3,100	\$ -	\$ 82,400
O'NEIL, M. - MAINTENANCE	AI40	40.00	M3-5	\$ 75,000	\$ 75,202	9/8/2015	\$ 76,600	\$ 3,000	\$ 1,439	\$ 81,039
PINEDA, N. - MAINTENANCE	AI40	40.00	M1-5	\$ 68,700	\$ 68,885	5/14/2016	\$ 69,300	\$ 2,100	\$ -	\$ 71,400
HOLDGATE, R. - MAINTENANCE	AI40	40.00	M3-5	\$ 75,000	\$ 75,202	6/1/2016	\$ 75,500	\$ 2,300	\$ -	\$ 77,800
DAVIS, J. - MAINTENANCE	AI40	40.00	M1-5	\$ 70,700	\$ 70,890	5/25/2016	\$ 71,200	\$ 3,500	\$ -	\$ 74,700
AGUIAR, M. - MAINTENANCE	AI40	40.00	M1-3	\$ 66,500	\$ 66,679	10/6/2015	\$ 67,800	\$ 1,300	\$ -	\$ 69,100
FOWLER, P. - MAINTENANCE	AI40	40.00	M1-5	\$ 72,300	\$ 72,495	4/10/2016	\$ 73,000	\$ 2,900	\$ 1,403	\$ 77,303
MUHLER, T. - MAINTENANCE	AI40	40.00	M1-5	\$ 70,900	\$ 71,091	1/6/2016	\$ 72,000	\$ 2,800	\$ -	\$ 74,800
DUGAN,J.- MAINTENANCE	AI40	40.00	M1-3	\$ 60,000	\$ 60,162	9/9/2015	\$ 61,300	\$ -	\$ -	\$ 61,300
RAY,L.- MAINTENANCE	AI40	40.00	M1-5	\$ 71,700	\$ 71,893	4/17/2016	\$ 72,400	\$ 2,900	\$ -	\$ 75,300
SEASONAL (19 POSITIONS)	AI75	40HRS at 15	TOWN WARRANT	\$ 216,600	\$ 216,600	N/A	\$ 216,600	\$ -	\$ -	\$ 216,600

Seasonal 11,400.00  
\$19.00

\* Under Negotiations, Laborers' Union Contract Expired on 06/30/2014

Total Prorated Salary (Administration) ( Munis 51100 )	\$ 1,042,100
Total Prorated Salary (Operations)	\$ 650,700
Total Prorated Salary (Maintenance)	\$ 885,900
Total Prorated Salary (Seasonal)	\$ 216,600
Total Longevity ( Munis 51700 )	\$ 64,800
Total Education ( Munis 51600 )	\$ -
Total Certification Pay (Operations) ( Munis 515xx )	\$ 9,224
Total Certification Pay (Maintenance) ( Munis 515xx )	\$ 4,476
Total Holiday Worked Pay (Operations) ( Munis 518xx )	\$ 23,500
Total Holiday Worked Pay (Maintenance) ( Munis 518xx ,	\$ 12,500
Shift Differential (Operations) ( Munis 514xx )	\$ 18,000
Shift Differential (Maintenance)( Munis 514xx )	\$ 4,000
Overtime (enter on Munis 513xx )	\$ 20,000
Overtime Operations (enter on Munis 513xx)	\$ 57,000
Overtime Maintenance (enter on Munis 513xx)	\$ 34,750
Overtime Seasonal (enter on Munis 513xx )	\$ 11,600
Contractual Obligation	\$ -
Promotional Increase	\$ -
Subtotal	\$ 3,055,150
Medicare (enter on Munis 51961 )	\$ 44,300
Health Insurance	\$ 647,248
BCRS Retirement	\$ 543,185
Total	\$ 4,289,883

EXISTING DEBT AS OF  
06/30/2013

Purpose	Issue Date	Maturity Date	Original Principal Amount	TOTAL PRINCIPAL 6/30/2014	TOTAL INTEREST 6/30/2014	TOTAL P & I 6/30/2014	** Payments FY2015	** Payments FY2016	** Payments FY2017	** Payments FY2018	** Payments FY2019	** Payments FY2020	** Payments FY2021	** Payments FY2022
AIRPORT ENTERPRISE	TOTAL DEBT						16,670,351	15,415,782	14,194,539	13,015,039	11,938,376	10,897,764	9,994,151	9,100,839
IMPROVEMENT	11/15/2005		219,000	40,000	1,900	41,900	21,400	20,500						
IMPROVEMENTS AND PROTECTION	2/15/2008		676,500	225,000	14,250	239,250	82,031	79,781	77,438					
TERMINAL	2/25/2011		4,500,000	4,150,000	2,462,920	6,612,920	302,131	299,319	300,569	301,669	301,944	297,744	302,144	299,644
PARKING LOT	2/25/2011		500,000	420,000	118,800	538,800	45,981	45,306	44,406	43,506	42,456	46,556	45,156	43,406
REMODEL OF HANGARS	6/7/2012		131,786	110,000	32,500	142,500	14,250	13,950	13,550	13,050	7,675	7,450	7,225	6,975
RAZE & REMOVE ANNEX	6/7/2012		260,214	230,000	73,425	303,425	24,225	23,775	23,175	22,425	21,675	21,000	20,325	19,575
LANDSCAPE FENCE	6/7/2012		293,000	260,000	86,194	346,194	25,238	24,788	24,188	23,438	22,688	22,013	21,338	20,588
ADMINISTRATION BUILDING	6/7/2012		1,500,000	1,350,000	460,500	1,810,500	127,875	125,625	122,625	118,875	115,125	111,750	108,375	104,625
RAMP LIGHTS	6/7/2012		400,000	360,000	122,800	482,800	34,100	33,500	32,700	31,700	30,700	29,800	28,900	27,900
RAMP ELECTRIFICATION	6/7/2012		174,000	150,000	47,075	197,075	16,100	15,800	15,400	14,900	14,400	13,950	13,500	13,000
PARKING LOT	6/6/2013		372,613	330,000	29,000	359,000	46,400	45,400	44,600	38,850	38,150	37,450	36,750	36,050
RW 33	6/6/2013		116,300	100,000	8,375	108,375	16,925	16,550	11,300	11,100	10,900	10,700	10,500	10,300
RAMP	6/6/2013		378,835	335,000	29,350	364,350	46,500	45,500	44,700	43,900	38,150	37,450	36,750	36,050
RUNWAY	6/6/2013		457,252	410,000	36,750	446,750	57,950	51,750	50,850	49,950	49,050	48,150	47,250	46,350
ADMINISTRATION BUILDING	6/5/2014		3,000,000	3,000,000	967,893	3,967,893	235,143	233,100	230,100	227,100	224,100	219,600	215,100	210,600
RUNWAY RESURFACING	6/5/2014		22,000	22,000	1,035	23,035	7,435	5,300	5,200	5,100				
AIRPORT VEHICLES 1	6/5/2014		450,000	450,000	31,390	481,390	99,790	98,100	96,300	94,500	92,700			
AIRPORT VEHICLES 2	6/5/2014		164,000	164,000	11,040	175,040	37,540	37,900	37,200	31,500	30,900			
TAXIWAY DELTA WIDENING	6/5/2014		28,000	28,000	1,154	29,154	13,554	5,300	5,200	5,100				
TOTAL AIRPORT FUND				12,134,000	4,536,351	16,670,351	1,254,569	1,221,244	1,179,500	1,076,663	1,040,613	903,613	893,313	875,063



EXISTING DEBT AS OF  
06/30/2013

** Payments FY2023	** Payments FY2024	** Payments FY2025	** Payments FY2026	** Payments FY2027	** Payments FY2028	** Payments FY2029	** Payments FY2030	** Payments FY2031	** Payments FY2032	** Payments FY2033	** Payments FY2034	** Payments FY2035	** Payments FY2036	** Payments FY2037	** Payments FY2038	** Payments FY2039	** Payments FY2040
8,225,776	7,359,214	6,633,601	5,927,763	5,225,426	4,586,051	3,953,151	3,327,482	2,709,825	2,105,794	1,516,413	1,055,181	600,850	298,894	0	0	0	0
301,894	300,294	298,494	301,494	298,863	300,788	302,038	302,588	297,688	302,281	301,182	299,306	301,956	298,894				
46,656	45,056	43,456	46,856														
6,725	6,475	6,225	6,025	5,875	5,725	5,572	5,416	5,253	5,084								
18,825	18,075	12,450	12,050	11,750	11,450	11,144	10,831	10,506	10,169								
19,838	19,088	18,338	17,738	17,288	16,838	16,378	15,909	15,422	5,084								
100,875	97,125	93,375	90,375	88,125	85,875	83,578	81,234	78,797	76,266								
26,900	25,900	24,900	24,100	23,500	22,900	22,288	21,663	21,013	20,338								
12,500	12,000	11,500	11,100	5,875	5,725	5,572	5,416	5,253	5,084								
35,350																	
10,100																	
35,350																	
45,450																	
206,100	201,600	197,100	192,600	188,100	183,600	179,100	174,600	170,100	165,075	160,050	155,025						
866,563	725,613	705,838	702,338	639,375	632,900	625,669	617,656	604,031	589,381	461,232	454,331	301,956	298,894	0	0	0	0

# FY 2016 Budget

Wannacomet Enterprise Fund

# FY2015

## Wannacomet Enterprise Fund Review

- **Mission:** Wannacomet Water Company shall strive to provide high quality drinking water, provide the highest level of customer and water related support services achievable and educate and inform the public of the need to protect Nantucket's water resources and accomplish this mission by using prudent utility practices and responsible fiscal management.
- **Goals:**
  - **Review and Update Distribution System three year Maintenance Plan and Implementation Schedule**
  - **Undertake a comprehensive Rate review and present recommendations to the Water Commission**
  - **Continue Grasslands restoration and historic walking path on the Washing Pond Property**
  - **Begin Construction of new Administration Building**
  - **Present a Consolidation Plan with Siasconset Water Dept. at the 2016 Annual Town Meeting**
- **Initiatives and Accomplishments:**
- **Completed initial phase of Washing Pond Grassland Restoration**
- **Completed the water meter upgrade project**
- **Was successful in getting MassDEP to accept our fast track plan for a replacement water supply at Wyer's Valley**
- **Replaced over**

# FY 2016

## Wannacomet Enterprise Fund Overview

- **Priorities:**

- Updated of System Maintenance Plan
- Upgrade of Utility Billing Software
- Implement Fire Hydrant Replacement program
- Undertake and complete an assessment of all customer service functions
- Water Commission will develop the protocols and timeline for the replacement of the General Manager

- **Significant Changes Year-to-Year (FY 2014 to FY 2015)**

- Increased construction and connections to the system
- Building Code changes that require fire sprinkler systems

- **Key Issues**

- Aging infrastructure and Workforce
- Regulatory Requirements contained in the renewed Water Management Act Legislation

# FY2016 Budget

## Wannacomet Enterprise Fund

### SUMMARY

	FY2012 ACTUAL	FY2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY 2016 WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
Payroll-Salary	\$ 1,024,542	\$ 1,021,853	\$ 1,039,002	0.7%	\$ 1,064,650	\$ 1,094,150	\$ 29,500	2.8%
Medicare P/R Tax Expenses	\$ 14,594	\$ 14,557	\$ 14,773	0.6%	\$ 15,100	\$ 15,500	\$ 400	2.6%
Medical Insurance	\$ 137,879	\$ 152,982	\$ 182,158	14.9%	\$ 203,265	\$ 249,099	\$ 45,834	22.5%
Barnstable County Retirement	\$ 174,532	\$ 191,183	\$ 196,296	6.1%	\$ 216,417	\$ 210,015	\$ (6,402)	-3.0%
Utilities	\$ 133,370	\$ 146,373	\$ 145,259	4.4%	\$ 142,900	\$ 174,000	\$ 31,100	21.8%
Repairs & Maintenance	\$ 153,605	\$ 177,359	\$ 145,869	-2.6%	\$ 115,000	\$ 171,500	\$ 56,500	49.1%
Professional Services	\$ 97,197	\$ 85,292	\$ 118,300	10.3%	\$ 91,000	\$ 71,500	\$ (19,500)	-21.4%
Debt Service	\$ 2,297,754	\$ 2,383,250	\$ 2,370,374	1.6%	\$ 2,310,123	\$ 2,692,018	\$ 381,895	16.5%
General Insurance	\$ 72,855	\$ 74,975	\$ 76,902	2.7%	\$ 90,700	\$ 83,685	\$ (7,015)	-7.7%
Other Supplies	\$ 14,253	\$ 24,051	\$ 19,978	18.4%	\$ 23,100	\$ 22,500	\$ (600)	-2.6%
Inventory	\$ 117,391	\$ 81,381	\$ 82,978	-15.9%	\$ 69,675	\$ 110,000	\$ 40,325	57.9%
Travel	\$ 36,760	\$ 27,767	\$ 32,620	-5.8%	\$ 31,000	\$ 37,500	\$ 6,500	21.0%
Water Analysis	\$ 26,557	\$ 30,340	\$ 21,069	-10.9%	\$ 21,000	\$ 21,000	\$ -	0.0%
Other	\$ 162,023	\$ 163,439	\$ 251,135	24.5%	\$ 210,370	\$ 271,641	\$ 61,271	29.1%
<b>TOTAL WANNACOMET</b>	<b>\$ 4,463,311</b>	<b>\$ 4,574,801</b>	<b>\$ 4,696,713</b>	<b>2.6%</b>	<b>\$ 4,604,300</b>	<b>\$ 5,224,108</b>	<b>\$ 619,808</b>	<b>13.46%</b>

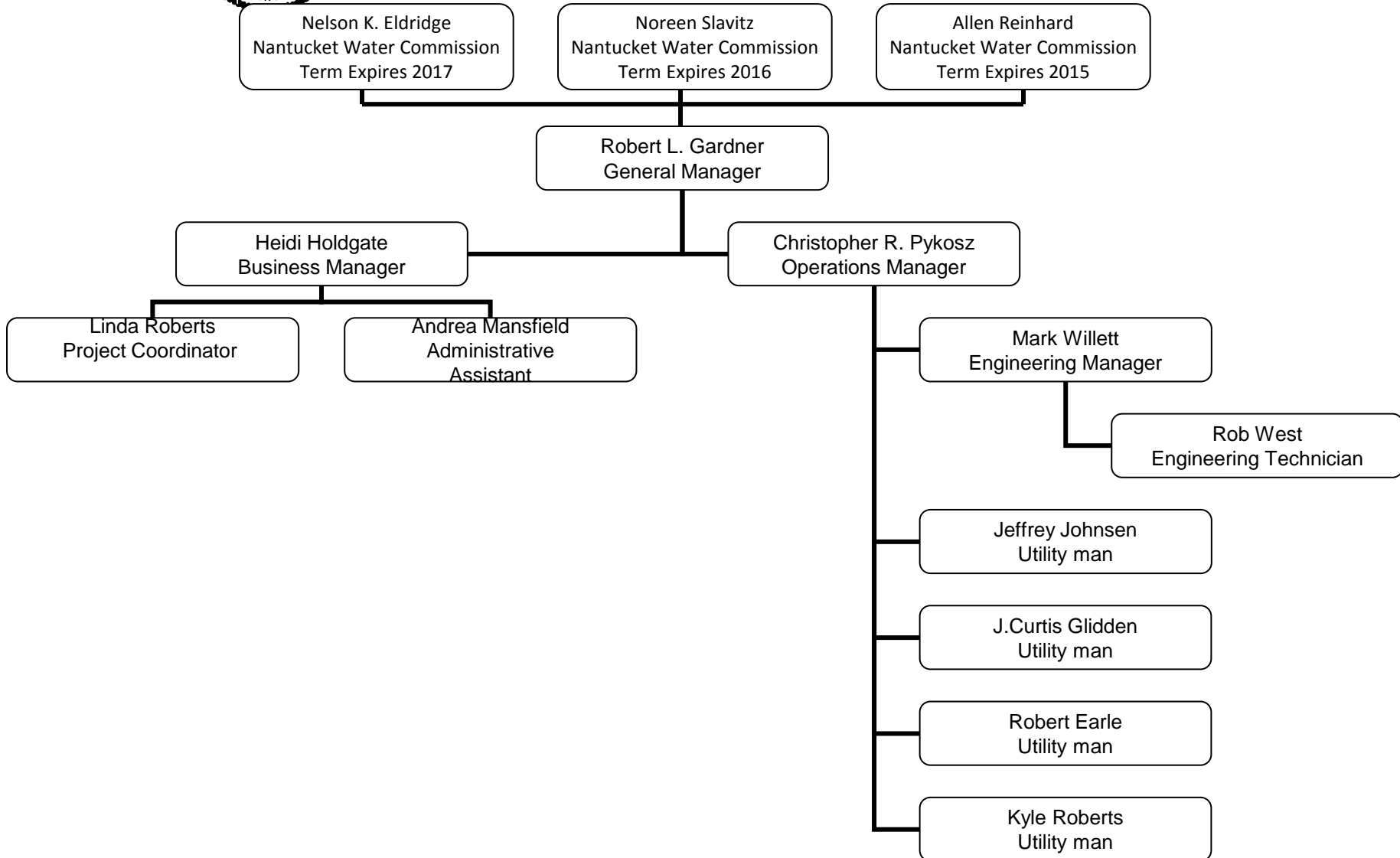
# Appendix

Wannacomet Enterprise Fund





**Town & County of Nantucket**  
**Organization Chart – Wannacomet Enterprise Fund**



# FY 2016 Budget Detail

TOWN OF NANTUCKET  
WANNACOMET WATER - ENTERPRISE FUND

	Actual FY2014	BUDGET FY2015	PROJECTED BUDGET FY2016
REVENUE	4,776,791	4,604,300	5,224,108
EXPENSES	4,696,713	4,604,300	5,224,108
NET EARNINGS	80,077	-	-
Transfer from Retained Earnings	-	-	-
NET EARNINGS	80,077	-	-
NET SOURCES/USES:			
GF Free Cash Subsidy	-	-	-
FinCom GF Reserve Fund Transfer			
Ending FB	80,077	-	-
TOTAL			

Certified Retained Earnings as of July 1, 2014      1,755,309

WANNACOMET WATER ENTERPRISE FUND  
OPERATIONS BUDGET  
FISCAL YEAR 2016  
As of 01/12/2015

WANNACOMET WATER

DEPT	ACCOUNT	ACCOUNT NAME	FY2012 ACTUAL	FY2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY 2016 WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
63455	42110	WATER USE FEE	\$ (3,623,034)	\$ (3,582,268)	\$ (3,964,934)	4.6%	\$ (4,012,300)	\$ (4,599,783)	\$ 587,483	14.6%
63455	42111	WATER CONNECTION FEE	\$ (220,284)	\$ (351,349)	\$ (521,946)	53.9%	\$ (290,000)	\$ (330,000)	\$ 40,000	13.8%
63455	43606	RENTAL INCOME	\$ (18,000)	\$ (18,700)	\$ (18,650)	1.8%	\$ (18,600)	\$ (18,650)	\$ 50	0.3%
63455	48201	INTEREST ON INVESTMENTS	\$ (11,839)	\$ (13,933)	\$ (10,273)	-6.9%	\$ (11,850)	\$ (10,275)	\$ (1,575)	-13.3%
63455	48400	CONTRACT SERVICES - SEWER	\$ (102,769)	\$ (103,177)	\$ (112,124)	4.5%	\$ (105,000)	\$ (105,000)	\$ -	0.0%
63455	48401	REVENUE - OUTSIDE BILLING	\$ (1,350)	\$ (2,689)	\$ (4,800)	88.6%	\$ (1,500)	\$ (4,800)	\$ 3,300	220.0%
63455	48416	CONTRACT SERVICES - SIAS WAT	\$ (70,000)	\$ (70,000)	\$ (52,500)	-13.4%	\$ (80,000)	\$ (80,000)	\$ -	0.0%
63455	48417	TRANSFER FEE	\$ (29,225)	\$ (25,345)	\$ (29,632)	0.7%	\$ (30,000)	\$ (24,000)	\$ (6,000)	-20.0%
63455	49102	PROCEEDS FROM BOND SALE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
63455	49104	PREMIUM REVENUE ON DEBT	\$ -	\$ (18,527)	\$ (1,777)	100.0%	\$ -	\$ (1,800)	\$ 1,800	0.0%
63455	49701	TRANSFER FROM GENERAL FUND	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
63455	42441	LATE PAYMENT SERVICE FEE	\$ -	\$ (14,988)	\$ (60,155)	100.0%	\$ (34,800)	\$ (34,800)	\$ -	0.0%
63455	42115	CROSS CONNECTION DEVICE TES	\$ -	\$ -	\$ -	0.0%	\$ (20,250)	\$ (15,000)	\$ (5,250)	-25.9%
63455	51100	SALARY - OUTSIDE BILLING	\$ -	\$ 1,248	\$ 30,084	100.0%	\$ 45,000	\$ 45,000	\$ -	0.0%
63455	51101	SALARY - ADMIN/GENERAL	\$ 255,569	\$ 244,574	\$ 241,823	-2.7%	\$ 249,100	\$ 256,724	\$ 7,624	3.1%
63455	51102	SALARY - OPS/ENG	\$ 275,791	\$ 278,645	\$ 274,178	-0.3%	\$ 284,900	\$ 292,023	\$ 7,123	2.5%
63455	51103	SALARY - PUMPING LABOR	\$ 35,800	\$ 26,858	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	51105	SALARY - SOURCE OF SUPPLY	\$ 2,500	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	51106	SALARY - DISTRIBUTION	\$ 189,511	\$ 203,559	\$ 217,674	7.2%	\$ 275,600	\$ 282,490	\$ 6,890	2.5%
63455	51107	SALARY - MISC METER LABOR	\$ 58,873	\$ 60,618	\$ 66,525	6.3%	\$ -	\$ -	\$ -	0.0%
63455	51108	SALARY - METER READ LABOR	\$ 1,500	\$ 2,540	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	51117	SALARY - BILL & ACCT WATE	\$ 88,011	\$ 144,973	\$ 141,661	26.9%	\$ 146,500	\$ 150,163	\$ 3,663	2.5%
63455	51118	SALARY - BILL & ACCT SEWE	\$ 62,819	\$ 2,696	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	51119	SALARY-A & G SCONSET WATER	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
63455	51200	SALARY, TEMPORARY	\$ 625	\$ -	\$ -	-100.0%	\$ 2,500	\$ 2,500	\$ -	0.0%
63455	51300	OVERTIME	\$ 424	\$ 1,276	\$ 9,911	383.5%	\$ 3,000	\$ 3,000	\$ -	0.0%
63455	51700	LONGEVITY PAY	\$ 35,003	\$ 36,929	\$ 36,981	2.8%	\$ 31,900	\$ 34,600	\$ 2,700	8.5%
63455	51701	INS PREM:MEDICAL BLUE CROSS	\$ 137,879	\$ 152,982	\$ 182,158	14.9%	\$ 203,265	\$ 249,099	\$ 45,834	22.5%
63455	51705	MEDICARE/MEDEX/RETIREEES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
63455	51770	BARNSTABLE COUNTY RETIREMT	\$ 174,532	\$ 191,183	\$ 196,296	6.1%	\$ 216,417	\$ 210,015	\$ (6,402)	-3.0%
63455	51960	COMPENSATION/UNEMPLOYMENT	\$ -	\$ -	\$ 1,810	100.0%	\$ 8,400	\$ 8,400	\$ -	0.0%
63455	51961	MEDICARE P/R TAX	\$ 14,594	\$ 14,557	\$ 14,773	0.6%	\$ 15,100	\$ 15,500	\$ 400	2.6%
63455	51962	DEF COMP EMPLOYER CONTRIBU	\$ 16,588	\$ 16,547	\$ 16,951	1.1%	\$ 16,750	\$ 18,250	\$ 1,500	9.0%
63455	51963	WORKMANS COMPENSATION	\$ 1,530	\$ 1,392	\$ 1,402	-4.3%	\$ 1,000	\$ 1,000	\$ -	0.0%
63455	52101	UTILITY:ELECTRICITY	\$ 9,625	\$ 26,006	\$ 8,787	-4.5%	\$ 14,000	\$ 14,000	\$ -	0.0%
63455	52103	UTILITY:FUEL OIL	\$ 6,956	\$ 8,197	\$ 9,476	16.7%	\$ 8,500	\$ 8,500	\$ -	0.0%
63455	52104	ELECTRICITY - PUMPING	\$ 88,664	\$ 86,553	\$ 99,621	6.0%	\$ 95,000	\$ 125,000	\$ 30,000	31.6%
63455	52107	UTILITY: LANDFILL	\$ 364	\$ 364	\$ 364	0.0%	\$ -	\$ 400	\$ 400	100.0%
63455	52401	REP&MAINT:OFFICE EQUIP	\$ 32,208	\$ 34,078	\$ 45,079	18.3%	\$ 32,000	\$ 70,000	\$ 38,000	118.8%
63455	52403	REP&MAINT:VEHICLE	\$ 9,940	\$ 8,501	\$ 5,068	-28.6%	\$ 9,000	\$ 7,000	\$ (2,000)	-22.2%
63455	52404	REP&MAINT:BUILDING	\$ 8,481	\$ 11,200	\$ 10,439	10.9%	\$ 4,000	\$ 7,500	\$ 3,500	87.5%
63455	52405	REP&MAINT:EQUIPMENT	\$ 1,368	\$ 1,841	\$ 736	-26.6%	\$ 2,500	\$ 2,500	\$ -	0.0%
63455	52411	REP&MAINT:GROUNDS	\$ 17,447	\$ 27,046	\$ 31,967	35.4%	\$ 20,000	\$ 35,000	\$ 15,000	75.0%
63455	52412	REP & MAINT - PUMPING EQP	\$ 34,000	\$ 42,117	\$ 6,599	-55.9%	\$ 10,000	\$ 8,000	\$ (2,000)	-20.0%
63455	52413	REP & MAINT - MAINS	\$ 5,632	\$ 21,455	\$ 8,375	21.9%	\$ 5,000	\$ 10,000	\$ 5,000	100.0%
63455	52414	REP & MAINT - HYDRANTS	\$ 6,110	\$ 1,270	\$ 143	-84.7%	\$ 10,000	\$ 10,000	\$ -	0.0%
63455	52415	REPAIR & MAINT - SERVICES	\$ 20,592	\$ 6,297	\$ 5,817	-46.8%	\$ 10,000	\$ 10,000	\$ -	0.0%
63455	52416	REP & MAINT - METER INSTA	\$ 4,554	\$ 2,919	\$ 6,243	17.1%	\$ 5,000	\$ 5,000	\$ -	0.0%
63455	52417	REPAIR & MAINT PUMP STRUCTUR	\$ 10,749	\$ 13,258	\$ 41	-93.8%	\$ 2,500	\$ 2,500	\$ -	0.0%
63455	52418	REPAIR & MAINT-STANDPIPE	\$ 135	\$ 421	\$ -	-100.0%	\$ 500	\$ 500	\$ -	0.0%
63455	52419	MAINTENANCE TO METERS	\$ 1,416	\$ -	\$ 14,425	219.2%	\$ 2,000	\$ 2,000	\$ -	0.0%
63455	52423	REPAIR & MAINTENANCE SCADA	\$ 973	\$ 6,956	\$ 10,937	235.3%	\$ 2,500	\$ 1,500	\$ (1,000)	-40.0%
63455	52703	RENT / LSE: POSTAGE METER	\$ 213	\$ 1,728	\$ 1,145	131.8%	\$ -	\$ 1,600	\$ 1,600	100.0%
63455	52907	LANDFILL & WASTE WATR FEE	\$ 64	\$ -	\$ 379	142.8%	\$ 900	\$ 400	\$ (500)	-55.6%
63455	52908	PROPERTY:EQUIP RENTAL	\$ 1,795	\$ -	\$ -	-100.0%	\$ 1,500	\$ -	\$ (1,500)	-100.0%
63455	53100	PROFESSIONAL SERVICES	\$ 51,731	\$ 32,508	\$ 73,836	19.5%	\$ 20,000	\$ 25,000	\$ 5,000	25.0%
63455	53101	GENERAL:ACCOUNTNG & AUDIT	\$ 19,300	\$ 31,000	\$ 15,200	-11.3%	\$ 31,000	\$ 21,500	\$ (9,500)	-30.6%
63455	53102	GENERAL:LEGAL SERVICES	\$ 3,399	\$ 70	\$ 8,807	61.0%	\$ 15,000	\$ 5,000	\$ (10,000)	-66.7%

## WANNACOMET WATER

DEPT	ACCOUNT	ACCOUNT NAME	FY2012 ACTUAL	FY2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY 2016	FY 2016	FY 2016
								WANNACOMET MANAGER RECOMMENDATION	INCREASE OR (DECREASE) \$	INCREASE OR (DECREASE) %
63455	53103	GENERAL:ADVERTISING	\$ 245	\$ 1,815	\$ 3,506	278.3%	\$ 2,000	\$ 3,500	\$ 1,500	75.0%
63455	53105	GENERAL: EXP. PUBLIC INFO	\$ 16,459	\$ 10,379	\$ 4,311	-48.8%	\$ 7,000	\$ 4,500	\$ (2,500)	-35.7%
63455	53106	GENERAL:CUSTODIAL	\$ 11,038	\$ 8,400	\$ 7,950	-15.1%	\$ 10,600	\$ 9,900	\$ (700)	-6.6%
63455	53107	PROF SVCS - WATER ANALYSI	\$ 26,557	\$ 30,340	\$ 21,069	-10.9%	\$ 21,000	\$ 21,000	\$ -	0.0%
63455	53108	OUTSOURCE BILLING	\$ 22,766	\$ 21,714	\$ 20,458	-5.2%	\$ 25,000	\$ 20,000	\$ (5,000)	-20.0%
63455	53110	GENERAL:PRINTING	\$ 3,047	\$ 1,856	\$ 2,401	-11.2%	\$ 4,000	\$ 2,500	\$ (1,500)	-37.5%
63455	53401	COMM:TELEPHONE	\$ 5,568	\$ 7,151	\$ 7,668	17.4%	\$ 6,500	\$ 7,700	\$ 1,200	18.5%
63455	53402	COMM:POSTAGE	\$ 27,327	\$ 25,052	\$ 27,595	0.5%	\$ 30,670	\$ 30,000	\$ (670)	-2.2%
63455	53803	OTHER:LICENSES & TAXES	\$ 5,174	\$ 6,208	\$ 5,146	-0.3%	\$ 5,500	\$ 5,500	\$ -	0.0%
63455	53804	OTHER:FREIGHT	\$ 2,148	\$ 3,213	\$ 1,975	-4.1%	\$ 3,200	\$ 2,000	\$ (1,200)	-37.5%
63455	54101	ENERGY:GAS & DIESEL	\$ 22,128	\$ 18,102	\$ 18,964	-7.4%	\$ 18,000	\$ 18,000	\$ -	0.0%
63455	54201	OFFICE SUPPLIES	\$ 4,679	\$ 4,701	\$ 4,914	2.5%	\$ 5,000	\$ 5,000	\$ -	0.0%
63455	54301	TOOLS & EQUIPMENT	\$ 773	\$ 777	\$ 1,612	44.4%	\$ 2,500	\$ 2,000	\$ (500)	-20.0%
63455	54302	MISC MATERIALS & SUPPLIES	\$ 2,897	\$ 4,460	\$ 5,128	33.0%	\$ 3,500	\$ 3,500	\$ -	0.0%
63455	54303	INVENTORY	\$ 117,391	\$ 81,381	\$ 82,978	-15.9%	\$ 69,675	\$ 110,000	\$ 40,325	57.9%
63455	54306	PUMP MATERIALS AND SUPPLIES	\$ -	\$ -	\$ -	0.0%	\$ 100	\$ -	\$ (100)	-100.0%
63455	54308	ENGINEERING:SUPPLIES & MATER	\$ 5,788	\$ 14,108	\$ 8,325	19.9%	\$ 12,000	\$ 12,000	\$ -	0.0%
63455	54501	CUSTODIAL:CLEANING SUPPLY	\$ 116	\$ 5	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	54701	SAFETY:UNIFORMS	\$ 1,840	\$ 1,411	\$ 3,889	45.4%	\$ 2,500	\$ 2,500	\$ -	0.0%
63455	54702	SAFETY:MATERIALS	\$ -	\$ 506	\$ -	0.0%	\$ 400	\$ -	\$ (400)	-100.0%
63455	55101	BOOKS/SUBSCRIPTIONS	\$ 1,442	\$ 794	\$ 1,128	-11.5%	\$ 1,500	\$ 1,200	\$ (300)	-20.0%
63455	57101	IN-STATE:MISC TRAVEL	\$ 24,970	\$ 23,304	\$ 24,379	-1.2%	\$ 20,000	\$ 25,000	\$ 5,000	25.0%
63455	57102	IN-STATE:MILEAGE/CAR ALLW	\$ -	\$ -	\$ 259	100.0%	\$ -	\$ -	\$ -	0.0%
63455	57103	IN-STATE:SEMINARS,PROF GA	\$ 3,091	\$ 1,550	\$ 2,170	-16.2%	\$ 3,000	\$ 2,500	\$ (500)	-16.7%
63455	57201	OUT-STATE:GENERAL	\$ 8,698	\$ 2,914	\$ 5,812	-18.3%	\$ 8,000	\$ 10,000	\$ 2,000	25.0%
63455	57301	DUES:PROFESSNL ORGANIZATN	\$ 1,523	\$ 2,209	\$ 2,471	27.4%	\$ 1,500	\$ 2,500	\$ 1,000	66.7%
63455	57401	INS PREM:AUTO & LIABILITY	\$ 19,786	\$ 18,098	\$ 19,457	-0.8%	\$ 19,700	\$ 20,685	\$ 985	5.0%
63455	57404	INS PREM:BLANKET INS,BLDG	\$ 53,069	\$ 56,876	\$ 57,445	4.0%	\$ 70,000	\$ 63,000	\$ (7,000)	-10.0%
63455	57406	INS PREM:CLAIM DEDUCTIBLE	\$ -	\$ -	\$ -	0.0%	\$ 1,000	\$ -	\$ (1,000)	-100.0%
63455	57802	OTHER:SCHOOLS MISC	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
63455	58501	ADD EQ:NEW EQUIP	\$ -	\$ 1,500	\$ 810	100.0%	\$ 43,500	\$ 20,000	\$ (23,500)	-54.0%
63455	58502	ADD EQ:OFFICE FURNITURE	\$ -	\$ 343	\$ -	0.0%	\$ 500	\$ 1,000	\$ 500	100.0%
63455	58701	REPLACEMENT EQ:GENERAL	\$ -	\$ 10,137	\$ 1,580	100.0%	\$ 3,000	\$ 3,000	\$ -	0.0%
63455	58702	UNALLOCATED EXPENSES	\$ 4,750	\$ 667	\$ -	-100.0%	\$ -	\$ 88,941	\$ 88,941	100.0%
63455	58904	CAP PROJ:PURCHASES	\$ 23	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	59101	DEBT SERV:PRINCIPAL	\$ 1,495,966	\$ 1,545,000	\$ 1,545,000	1.6%	\$ 1,560,000	\$ 1,773,000	\$ 213,000	13.7%
63455	59102	DEBT SERVICE INTEREST	\$ 793,349	\$ 838,250	\$ 825,374	2.0%	\$ 750,123	\$ 919,018	\$ 168,895	22.5%
63455	59103	ISSUE EXPENSE	\$ 8,440	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0.0%
63455	59250	INTEREST: GENERAL	\$ -	\$ -	\$ 7,962	100.0%	\$ -	\$ -	\$ -	0.0%
63455	59501	OTHER FIN:GENERAL	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0.0%
63455	59991	TRANSFER TO GENERAL FUND (IN	\$ 85,000	\$ 87,220	\$ 179,266	45.2%	\$ 93,000	\$ 93,000	\$ -	0.0%
WANNACOMET WATER ENTERPRISE FUND GRAND TOTAL										
TOTAL REVENUE			\$ (4,076,501)	\$ (4,200,976)	\$ (4,776,791)	0.0%	\$ (4,604,300)	\$ (5,224,108)	\$ 619,808	13.5%
TOTAL EXPENSE			\$ 4,463,311	\$ 4,574,801	\$ 4,696,713	2.6%	\$ 4,604,300	\$ 5,224,108	\$ 619,808	13.5%
VARIANCE			\$ 386,810	\$ 373,826	\$ (80,077)		\$ -	\$ -	\$ -	100.0%
USE OF RETAINED EARNINGS*				\$ 373,826	\$ -		\$ -	\$ -	\$ -	
BUDGET BALANCE			\$	(0)	\$ (80,077)		\$ -	\$ -	\$ -	
Certified Retained Earnings:			\$	1,755,309						

WANNACOMET WATER

DEPT	ACCOUNT	ACCOUNT NAME	FY2012 ACTUAL	FY2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY 2016 WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
<u>SUMMARY</u>										
			FY2012 ACTUAL	FY2013 ACTUAL	FY2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY2015 BUDGET	FY 2016 WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
		Payroll-Salary	\$ 1,024,542	\$ 1,021,853	\$ 1,039,002	0.7%	\$ 1,064,650	\$ 1,094,150	\$ 29,500	2.8%
		Medicare P/R Tax Expenses	\$ 14,594	\$ 14,557	\$ 14,773	0.6%	\$ 15,100	\$ 15,500	\$ 400	2.6%
		Medical Insurance	\$ 137,879	\$ 152,982	\$ 182,158	14.9%	\$ 203,265	\$ 249,099	\$ 45,834	22.5%
		Barnstable County Retirement	\$ 174,532	\$ 191,183	\$ 196,296	6.1%	\$ 216,417	\$ 210,015	\$ (6,402)	-3.0%
		Utilities	\$ 133,370	\$ 146,373	\$ 145,259	4.4%	\$ 142,900	\$ 174,000	\$ 31,100	21.8%
		Repairs & Maintenance	\$ 153,605	\$ 177,359	\$ 145,869	-2.6%	\$ 115,000	\$ 171,500	\$ 56,500	49.1%
		Professional Services	\$ 97,197	\$ 85,292	\$ 118,300	10.3%	\$ 91,000	\$ 71,500	\$ (19,500)	-21.4%
		Debt Service	\$ 2,297,754	\$ 2,383,250	\$ 2,370,374	1.6%	\$ 2,310,123	\$ 2,692,018	\$ 381,895	16.5%
		General Insurance	\$ 72,855	\$ 74,975	\$ 76,902	2.7%	\$ 90,700	\$ 83,685	\$ (7,015)	-7.7%
		Other Supplies	\$ 14,253	\$ 24,051	\$ 19,978	18.4%	\$ 23,100	\$ 22,500	\$ (600)	-2.6%
		Inventory	\$ 117,391	\$ 81,381	\$ 82,978	-15.9%	\$ 69,675	\$ 110,000	\$ 40,325	57.9%
		Travel	\$ 36,760	\$ 27,767	\$ 32,620	-5.8%	\$ 31,000	\$ 37,500	\$ 6,500	21.0%
		Water Analysis	\$ 26,557	\$ 30,340	\$ 21,069	-10.9%	\$ 21,000	\$ 21,000	\$ -	0.0%
		Other	\$ 162,023	\$ 163,439	\$ 251,135	24.5%	\$ 210,370	\$ 271,641	\$ 61,271	29.1%
		TOTAL WANNACOMET	\$ 4,463,311	\$ 4,574,801	\$ 4,696,713	2.6%	\$ 4,604,300	\$ 5,224,108	\$ 619,808	13.46%



FY 2016 Personnel Spreadsheet

Wannacomet Water Enterprise Fund

Number of Positions in Department

ORG: 63455

Full-time	11
Part-time	0
Seasonal	0
Temporary	0
Vacancies	0
New Positions Requested	0

TOTAL OF ALL POSITIONS 11

Name, Position	Job Code	Avg Hours Per Week	Class & Step as of 6/30/15 (e.g., B -Step 3)	Yearly Salary as of 6/30/15	53 Week Adjustment	FY16 Increase Date	Prorated FY 2016 Salary	Longevity Pay	Education Pay	Certification Pay	Holiday Pay	Other	Total by Employee
GARDNER, R. - MANAGER	WW01	40.00	N/A	145,975	146,368	07/01/15	149,000	0	0	0	0	18,250	167,250
PYKOSZ, C. - OPERATIONS MGR	WW23	40.00	N/A	109,574	109,869	07/01/15	111,800	5,500	0	0	0	0	117,300
HOLDGATE, H. - BUSINESS MGR	WW24	40.00	N/A	106,080	106,366	07/01/15	108,300	5,300	0	0	0	0	113,600
ROBERTS, L. - CUSTOMER SVC SUPV	WW15	40.00	N/A	72,850	73,046	07/01/15	74,300	3,600	0	0	0	0	77,900
MANSFIELD, A. - ADMIN ASST.	WW24	40.00	N/A	73,902	74,101	07/01/15	75,400	2,200	0	0	0	0	77,600
WILLETT, M. - ENGINEER	WW35	40.00	N/A	101,960	102,235	07/01/15	104,100	4,100	0	0	0	0	108,200
WEST, R. - ENGINEER	WW35	40.00	N/A	76,550	76,756	07/01/15	78,100	2,300	0	0	0	0	80,400
EARLE, R. - UTILITYMAN	WW60	40.00	UT 1	68,650	68,835	07/01/15	70,100	2,700	0	0	0	0	72,800
GLIDDEN, J.C. - UTILITYMAN	WW60	40.00	UT 1	68,650	68,835	07/01/15	70,100	3,400	0	0	0	0	73,500
JOHNSEN, J. - UTILITYMAN	WW60	40.00	UT 1	68,650	68,835	07/01/15	70,100	3,400	0	0	0	0	73,500
ROBERTS, K. - UTILITYMAN	WW50	40.00	UT 1	68,650	68,835	07/01/15	70,100	2,100	0	0	0	0	72,200
							981,400	34,600				18,250	1,034,250

Total Prorated Salary (enter on Munis 51100)	981,400
Total On-Call Pay	25,000
Total Merit	20,000
Total Salary Temporary	2,500
Overtime (enter on Munis 51300)	3,000
Total Longevity (enter on Munis 51700)	34,600
Salary Subtotal	1,066,500
Medicare (enter on Munis 51961)	15,500
Total Compensation/Unemployment (enter on MUNIS 51960)	8,400
Total Worker's Compensation (enter on MUNIS 51963)	1,000
Total Deferred Compensation (enter on Munis 51962)	18,250
Total Insurance Premium: Medical Blue Cross (enter on Munis 51701)	249,099
Total Barnstable County Retirement (enter on MUNIS 51770)	210,015
Total Personnel Services	1,568,764

EXISTING DEBT AS OF  
06/30/2013

Purpose	Issue Date	Maturity Date	Original Principal Amount	TOTAL PRINCIPAL 6/30/2014	TOTAL INTEREST 6/30/2014	TOTAL P & I 6/30/2014	** Payments FY2015	** Payments FY2016	** Payments FY2017	** Payments FY2018	** Payments FY2019	** Payments FY2020	** Payments FY2021	** Payments FY2022
WANNACOMET WATER ENTERPRISE	TOTAL DEBT						25,249,037	22,938,914	20,645,021	18,481,523	16,396,498	14,359,642	12,461,069	10,573,508
WATER 1	10/1/2004	10/1/2014	500,000	25,000	500	25,500	25,500	0						
WATER 2	10/1/2004	10/1/2014	500,000	25,000	500	25,500	25,500	0						
LAND ACQUISITION	10/1/2004	10/1/2014	3,000,000	150,000	3,000	153,000	153,000	0						
WATER 1	11/15/2005	7/15/2025	3,000,000	2,095,000	578,700	2,673,700	215,713	229,363	232,413	206,413	215,513	204,319	242,203	219,469
WATER 2	11/15/2005	7/15/2015	750,000	175,000	8,450	183,450	91,200	92,250	0					
WATER 3	11/15/2005	7/15/2025	500,000	355,000	97,009	452,009	39,456	38,331	37,206	36,206	35,206	39,088	37,850	36,613
GARAGE & MAINTENANCE FACILITY	11/15/2005	7/15/2025	900,000	635,000	174,691	809,691	65,956	69,031	67,006	65,206	68,306	66,275	69,109	66,841
REHAB GARAGE & MAINTENANCE FACILITY	2/15/2008	2/15/2027	750,000	510,000	140,838	650,838	59,325	58,125	56,875	55,575	54,175	52,725	51,125	49,525
SOURCE WELL & PUMP	2/15/2008	2/15/2028	1,300,000	910,000	276,190	1,186,190	99,856	97,906	95,875	93,783	91,488	89,131	86,531	83,931
WATER STORAGE TANK (ORIG)	2/15/2008	2/15/2028	5,000,000	3,500,000	1,062,188	4,562,188	384,063	376,563	368,750	360,625	351,875	342,813	332,813	322,813
WATER MAINS	2/15/2008	2/15/2028	1,250,000	860,000	256,575	1,116,575	97,819	95,869	93,838	91,725	84,450	82,275	79,875	77,475
WATER SYSTEM DISTRIBUTION	2/15/2008	2/15/2028	1,000,000	700,000	212,439	912,439	76,813	75,313	73,750	72,125	70,375	68,563	66,563	64,563
WATER MAINS 2	2/15/2008	2/15/2028	100,000	70,000	21,243	91,243	7,681	7,531	7,375	7,213	7,038	6,856	6,656	6,456
WATER STORAGE TANK (SUPP)	3/15/2009	3/15/2029	2,815,000	2,260,000	838,770	3,098,770	213,951	207,951	209,351	210,601	206,051	204,551	204,151	203,551
SYSTEMS IMPROVEMENT / METER BATTERIES	2/15/2010	2/15/2030	1,800,000	1,240,000	308,800	1,548,800	186,575	182,375	176,775	166,175	160,775	70,375	68,875	66,875
CURRENT REFUNDING 05/2001	6/7/2012	12/1/2020	460,000	350,000	56,500	406,500	64,250	62,750	60,750	58,250	55,750	53,500	51,250	0
MADKET MAIN 1	6/7/2012	12/1/2031	1,200,000	1,080,000	368,400	1,448,400	102,300	100,500	98,100	95,100	92,100	89,400	86,700	83,700
MADAKET MAIN 2	6/7/2012	12/1/2031	800,000	720,000	245,600	965,600	68,200	67,000	65,400	63,400	61,400	59,600	57,800	55,800
WASHING POND TANK REHAB	6/7/2012	12/1/2020	850,000	660,000	105,725	765,725	121,825	118,975	115,175	110,425	105,675	101,400	92,250	0
ADMINISTRATION BUILDING	6/7/2012	12/1/2031	1,200,000	1,080,000	368,400	1,448,400	102,300	100,500	98,100	95,100	92,100	89,400	86,700	83,700
METER UPGRADES	6/7/2012	12/1/2021	400,000	320,000	60,200	380,200	53,400	52,200	50,600	48,600	46,600	44,800	43,000	41,000
ADV REF 10/01/2004 (LAND)	3/5/2013	10/1/2024	1,492,000	1,492,000	265,855	1,757,855	41,570	196,010	192,110	185,623	178,240	174,888	166,870	163,765
ADV REF 10/01/2004 (WATER 2)	3/5/2013	10/1/2024	249,000	249,000	44,233	293,233	6,935	32,675	32,025	31,440	29,870	29,308	28,620	26,760
ADV REF 10/01/2004 (WATER 1)	3/5/2013	10/1/2024	249,000	249,000	44,233	293,233	6,935	32,675	32,025	31,440	29,870	29,308	28,620	26,760
TOTAL WANNACOMET DEBT				19,710,000	5,539,037	25,249,037	2,310,123	2,293,893	2,163,499	2,085,024	2,036,857	1,898,573	1,887,561	1,679,596



EXISTING DEBT AS OF  
06/30/2013

** Payments FY2023	** Payments FY2024	** Payments FY2025	** Payments FY2026	** Payments FY2027	** Payments FY2028	** Payments FY2029	** Payments FY2030	** Payments FY2031	** Payments FY2032	** Payments FY2033	** Payments FY2034	** Payments FY2035	** Payments FY2036	** Payments FY2037	** Payments FY2038	** Payments FY2039	** Payments FY2040
8,893,912	7,276,895	5,691,106	4,146,059	2,840,963	1,886,975	992,175	556,100	330,800	162,700	(0)	(0)	(0)	(0)	(0)	(0)	(0)	(0)
226,613	233,006	228,975	219,703														
40,250	38,763	37,275	35,766														
69,431	66,881	69,225	66,422														
47,925	46,325	44,675	37,975	36,488													
81,331	78,731	76,050	73,288	70,525	67,763												
312,813	302,813	292,500	281,875	271,250	260,625												
75,075	72,675	70,200	67,650	65,100	62,550												
62,563	60,563	58,500	56,375	54,250	52,125												
6,256	6,056	5,850	5,638	5,425	5,213												
202,751	206,751	204,951	207,856	205,200	207,325	203,775											
65,375	63,375	61,750	59,750	57,750	56,000	54,000	52,000										
80,700	77,700	74,700	72,300	70,500	68,700	66,863	64,988	63,038	61,013								
53,800	51,800	49,800	48,200	47,000	45,800	44,575	43,325	42,025	40,675								
80,700	77,700	74,700	72,300	70,500	68,700	66,863	64,988	63,038	61,013								
159,355	152,250	147,175															
26,040	25,200	24,360															
26,040	25,200	24,360															
1,617,018	1,585,789	1,545,046	1,305,097	953,988	894,800	436,075	225,300	168,100	162,700	0	0	0	0	0	0	0	0

# FY 2016 Budget

Siasconset Enterprise Fund

# FY2015

## Siasconset Enterprise Fund Review

- **Mission:** Siasconset Water Company strives to provide high quality drinking water, provide water for fire protection needs and provide the highest level of customer and water related support services achievable.
- **Goals:**
  - Continue to Provide Safe Drinking Water and a High Level of Customer Service
- **Initiatives and Accomplishments:**
  - Completed the Rehabilitation of the Pumping Station and the installation of a SCADA (Supervisory Control and Data Acquisition System) allowing for remote control and monitoring
  - Completed an emergency water service plan for Baxter Road to provide potable water in the event of the failure of the existing main due to erosion
  - The Cellular installation on the Water Tank was completed in December of 2014
  - Completed the sale of 33 New Street (site of the old water tank) for \$885,000
  - Conducted a feasibility study to determine the ability to read the water meters via a fixed base study. Results were favorable.

# FY 2016

## Siasconset Enterprise Fund Overview

- **Priorities:**
  - Develop a warrant article for the consolidation of the Siasconset Water Department and the Wannacomet Water Company for voter consideration no later than the 2016 Annual Town Meeting.
  - Prepare a cost benefit analysis for the conversion of the “drive by” meter reading system to a fixed base system
- **Significant Changes Year-to-Year**
  - Weather has a significant impact on metered water sales
  - The Water Rate will remain unchanged at \$9.00/100 cubic feet and the service charge remains at \$35.00/month
- **Key Issues**
  - Determination of the permanent rerouting of the Baxter Road Water Main
  - Finalizing the consolidation plan with Wannacomet.



# FY2016 Budget

## Siasconset Enterprise Fund

<u>SUMMARY</u>	FY 2012 ACTUAL	FY 2013 ACTUAL	FY 2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY 2015 BUDGET	FY 2016 WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
Payroll-Salary	\$ -	\$ -	\$ 689	100.0%	\$ -	\$ -	\$ -	0%
Medicare P/R Tax Expenses	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
Medical Insurance	\$ 18,175	\$ 25,552	\$ 29,966	28.4%	\$ 30,000	\$ 33,700	\$ 3,700	12%
Barnstable County Retirement	\$ 15,718	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0%
Utilities	\$ 20,099	\$ 23,693	\$ 24,064	9.4%	\$ 24,200	\$ 26,300	\$ 2,100	9%
Repairs & Maintenance	\$ (9,094)	\$ 6,117	\$ 5,905	100.0%	\$ 2,000	\$ 3,500	\$ 1,500	75%
Professional Services	\$ 64,359	\$ 107,821	\$ 72,551	6.2%	\$ 92,825	\$ 93,600	\$ 775	1%
Debt Service	\$ 860,083	\$ 892,238	\$ 894,383	2.0%	\$ 878,125	\$ 871,875	\$ (6,250)	-1%
General Insurance	\$ 8,355	\$ 20,997	\$ -	-100.0%	\$ 22,885	\$ 22,500	\$ (385)	-2%
Other Supplies	\$ 1,199	\$ 2,791	\$ 16	-88.4%	\$ 200	\$ 200	\$ -	0%
Field Work-Water	\$ 9,331	\$ 26,232	\$ 7,377	-11.1%	\$ 9,700	\$ 7,400	\$ (2,300)	-24%
Other	\$ 12,646	\$ 23,683	\$ 21,695	31.0%	\$ 19,815	\$ 20,830	\$ 1,015	5%
<b>TOTAL SIASCONSET</b>	<b>\$ 1,000,871</b>	<b>\$ 1,129,124</b>	<b>\$ 1,056,645</b>	<b>2.7%</b>	<b>\$ 1,079,750</b>	<b>\$ 1,079,905</b>	<b>\$ 155</b>	<b>0.01%</b>

# Appendix

Siasconset Enterprise Fund



**Town & County of Nantucket  
Organization Chart – Siasconset Enterprise Fund**

Rob Benchley  
Siasconset Water  
Commissioner  
Term Expires 2014

Gerald Eldridge  
Siasconset Water  
Commissioner  
Term Expires 2017

John Pearl  
Siasconset Water  
Commission  
Term Expires 2016

Under a Memorandum of Agreement with the Nantucket Water Commission  
Management, Administrative and Operational services are provided through  
the Wannacomet Water Company

# FY 2016 Budget Detail

TOWN OF NANTUCKET  
SIASCONSET WATER - ENTERPRISE FUND

	Actual FY2014	BUDGET FY2015	PROJECTED BUDGET FY2016
REVENUE	828,916	1,079,750	1,029,833
EXPENSES	1,056,645	1,079,750	1,079,905
NET EARNINGS	(227,728)	-	(50,072)
Transfer from Retained Earnings	74,228	-	50,072
NET EARNINGS	(153,500)	-	-
NET SOURCES/USES:			
GF Free Cash Subsidy	153,500	-	-
FinCom GF Reserve Fund Transfer			
Ending FB	-	-	-
TOTAL			

Certified Retained Earnings as of July 1, 2014      421,661

SIASCONSET WATER ENTERPRISE FUND  
OPERATIONS BUDGET  
FISCAL YEAR 2016  
As of 01/12/2015

DEPT	ACCOUNT	ACCOUNT NAME	FY 2016							
			FY 2012 ACTUAL	FY 2013 ACTUAL	FY 2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY 2015 BUDGET	WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
61450	42110	WATER USE FEE	\$ (1,142,183)	\$ (873,435)	\$ (766,789)	-18.1%	\$ (1,009,000)	\$ (980,000)	\$ (29,000)	-3%
61450	43606	RENTAL FEES	\$ -	\$ -	\$ (59,400)	100.0%	\$ (60,900)	\$ (47,103)	\$ (13,797)	100%
61450	48201	INTEREST ON INVESTMENTS	\$ (4,863)	\$ (851)	\$ (1,618)	-42.3%	\$ (850)	\$ (1,620)	\$ 770	91%
61450	49102	PROCEEDS FROM BOND SALE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	49104	PREMIUM REVENUE ON DEBT	\$ -	\$ (3,089)	\$ (1,110)	100.0%	\$ -	\$ (1,110)	\$ 1,110	0%
61450	49701	TRANSFER FROM GENERAL FUND	\$ -	\$ (278,000)	\$ (153,500)	100.0%	\$ -	\$ -	\$ -	0%
61450	51100	SALARY, PERMANENT	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	51102	SALARY, TEMPORARY	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	51700	LONGEVITY PAY	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	51701	INS PREM:MEDICAL BLUE CROSS	\$ 18,175	\$ 25,552	\$ 29,966	28.4%	\$ 30,000	\$ 33,700	\$ 3,700	12%
61450	51770	BARNSTABLE COUNTY RETIREMT FND	\$ 15,718	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0%
61450	51960	COMPENSATION/UNEMPLOYMENT	\$ -	\$ -	\$ 689	0.0%	\$ -	\$ -	\$ -	0%
61450	51961	MEDICARE P/R TAX	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	51963	WORKMANS COMPENSATION	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	52101	UTILITY:ELECTRICITY	\$ 18,178	\$ 18,885	\$ 17,825	-1.0%	\$ 20,000	\$ 20,000	\$ -	0%
61450	52104	UTILITY:PROPANE	\$ 1,739	\$ 4,626	\$ 2,258	14.0%	\$ 4,000	\$ 6,100	\$ 2,100	53%
61450	52107	UTILITY: LANDFILL	\$ 182	\$ 182	\$ 182	0.0%	\$ 200	\$ 200	\$ -	0%
61450	52403	REP&MAINT:VEHICLE	\$ (11,750)	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0%
61450	52405	REP&MAINT:EQUIPMENT	\$ 576	\$ 2,230	\$ 2,448	106.2%	\$ 1,000	\$ 1,000	\$ -	0%
61450	52410	REP&MAINT:GENERAL	\$ 2,080	\$ 3,888	\$ 3,457	28.9%	\$ 1,000	\$ 2,500	\$ 1,500	150%
61450	53100	PROFESSIONAL SERVICES	\$ 54,442	\$ 30,850	\$ 12,737	-51.6%	\$ 5,000	\$ 5,000	\$ -	0%
61450	53101	PROFESSIONAL SERVICES:WANNACOMET	\$ -	\$ 70,000	\$ 52,500	100.0%	\$ 80,000	\$ 80,000	\$ -	0%
61450	53103	GENERAL:ADVERTISING	\$ 30	\$ 2,512	\$ 479	299.7%	\$ 500	\$ 500	\$ -	0%
61450	53107	PROF SVCS-WATER ANALYSIS	\$ 6,904	\$ 4,147	\$ 4,758	-17.0%	\$ 5,000	\$ 6,000	\$ 1,000	20%
61450	53108	OUTSOURCE BILLING	\$ 3,013	\$ 2,823	\$ 2,556	-7.9%	\$ 2,825	\$ 2,600	\$ (225)	-8%
61450	53110	GENERAL: PRINTING	\$ 520	\$ 137	\$ 731	18.5%	\$ 170	\$ 740	\$ 570	335%
61450	53401	COMM:TELEPHONE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	53402	COMM:POSTAGE	\$ 3,833	\$ 3,633	\$ 4,033	2.6%	\$ 3,625	\$ 4,000	\$ 375	10%
61450	53803	OTHER:LICENSES & TAXES	\$ 417	\$ 519	\$ 461	5.1%	\$ 400	\$ 470	\$ 70	18%
61450	53804	OTHER:FREIGHT	\$ 82	\$ 119	\$ 111	16.4%	\$ 120	\$ 120	\$ -	0%
61450	53805	OTHER:FIELD WORK-WATER	\$ 9,331	\$ 26,232	\$ 7,377	-11.1%	\$ 9,700	\$ 7,400	\$ (2,300)	-24%
61450	54101	ENERGY:GAS & DIESEL	\$ -	\$ -	\$ 3,799	100.0%	\$ -	\$ -	\$ -	100%
61450	54201	OFFICE SUPPLIES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	54302	BLDG&EQ:MAINT & SUPPLIES	\$ 1,199	\$ 2,791	\$ 16	-88.4%	\$ 200	\$ 200	\$ -	0%
61450	54701	SAFETY:UNIFORMS	\$ (237)	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0%
61450	57404	INS PREM:BLANKET INS,BLDG	\$ 8,355	\$ 20,997	\$ -	-100.0%	\$ 22,885	\$ 22,500	\$ (385,000)	-2%
61450	57899	CONTINGENCY RESERVE	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	58702	UNALLOCATED EXPENSES	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
61450	59101	DEBT SERV:PRINCIPAL	\$ 525,000	\$ 575,000	\$ 590,000	6.0%	\$ 605,000	\$ 626,000	\$ 21,000	3%
61450	59102	DEBT SERVICE INTEREST	\$ 335,083	\$ 317,238	\$ 304,383	-4.7%	\$ 273,125	\$ 245,875	\$ (27,250)	-10%
61450	59501	OTHER FIN:GENERAL	\$ -	\$ -	\$ 630	100.0%	\$ -	\$ -	\$ -	0%
61450	59991	TRANSFER TO GENERAL FUND	\$ 8,000	\$ 16,763	\$ 15,250	38.1%	\$ 15,000	\$ 15,000	\$ -	0%
SIASCONSET WATER ENTERPRISE FUND GRAND TOTAL										
TOTAL REVENUE			\$ (1,147,046)	\$ (1,155,376)	\$ (982,416)	-7.5%	\$ (1,079,750)	\$ (1,029,833)	\$ (49,917)	-5%
TOTAL EXPENSE			\$ 1,000,871	\$ 1,129,124	\$ 1,056,645	2.7%	\$ 1,079,750	\$ 1,079,905	\$ 155	0%
VARIANCE (EXCESS) DEFICIT			\$ (146,175)	\$ (26,251)	74,228		-	50,072	\$ (50,072)	100%
USE OF RETAINED EARNINGS							\$ -	\$ 50,072		
							\$ -	\$ -		

Certified Retained Earnings: \$ 421,661



<u>SUMMARY</u>	FY 2012 ACTUAL	FY 2013 ACTUAL	FY 2014 ACTUAL	COMPOUND ANNUAL GROWTH RATE	FY 2015 BUDGET	FY 2016 WANNACOMET MANAGER RECOMMENDATION	FY 2016 INCREASE OR (DECREASE) \$	FY 2016 INCREASE OR (DECREASE) %
Payroll-Salary	\$ -	\$ -	\$ 689	100.0%	\$ -	\$ -	\$ -	0%
Medicare P/R Tax Expenses	\$ -	\$ -	\$ -	0.0%	\$ -	\$ -	\$ -	0%
Medical Insurance	\$ 18,175	\$ 25,552	\$ 29,966	28.4%	\$ 30,000	\$ 33,700	\$ 3,700	12%
Barnstable County Retirement	\$ 15,718	\$ -	\$ -	-100.0%	\$ -	\$ -	\$ -	0%
Utilities	\$ 20,099	\$ 23,693	\$ 24,064	9.4%	\$ 24,200	\$ 26,300	\$ 2,100	9%
Repairs & Maintenance	\$ (9,094)	\$ 6,117	\$ 5,905	100.0%	\$ 2,000	\$ 3,500	\$ 1,500	75%
Professional Services	\$ 64,359	\$ 107,821	\$ 72,551	6.2%	\$ 92,825	\$ 93,600	\$ 775	1%
Debt Service	\$ 860,083	\$ 892,238	\$ 894,383	2.0%	\$ 878,125	\$ 871,875	\$ (6,250)	-1%
General Insurance	\$ 8,355	\$ 20,997	\$ -	-100.0%	\$ 22,885	\$ 22,500	\$ (385)	-2%
Other Supplies	\$ 1,199	\$ 2,791	\$ 16	-88.4%	\$ 200	\$ 200	\$ -	0%
Field Work-Water	\$ 9,331	\$ 26,232	\$ 7,377	-11.1%	\$ 9,700	\$ 7,400	\$ (2,300)	-24%
Other	\$ 12,646	\$ 23,683	\$ 21,695	31.0%	\$ 19,815	\$ 20,830	\$ 1,015	5%
<b>TOTAL SIASCONSET</b>	<b>\$ 1,000,871</b>	<b>\$ 1,129,124</b>	<b>\$ 1,056,645</b>	<b>2.7%</b>	<b>\$ 1,079,750</b>	<b>\$ 1,079,905</b>	<b>\$ 155</b>	<b>0.01%</b>

EXISTING DEBT AS OF  
06/30/2013

Purpose	Issue Date	Maturity Date	Original Principal Amount	TOTAL PRINCIPAL 6/30/2014	TOTAL INTEREST 6/30/2014	TOTAL P & I 6/30/2014	** Payments FY2015	** Payments FY2016	** Payments FY2017	** Payments FY2018	** Payments FY2019	** Payments FY2020	** Payments FY2021	** Payments FY2022
SIASCONSET WATER ENTERPRISE	TOTAL DEBT						9,073,892	8,195,767	7,329,892	6,751,592	6,179,513	5,605,188	5,038,663	4,476,638
WATER METERS	11/15/2005	7/15/2015	1,900,000	450,000	21,650	471,650	235,900	235,750	0					
WATER 4	11/15/2005	7/15/2015	100,000	20,000	950	20,950	10,700	10,250	0					
WATER TANK (ORIG)	3/15/2009	3/15/2029	3,900,000	3,135,000	1,164,182	4,299,182	295,378	292,128	287,028	286,907	290,803	286,553	283,953	281,153
WTER TANK (SUPP)	3/15/2009	3/15/2029	2,473,000	1,990,000	739,510	2,729,510	187,748	182,498	184,348	181,048	182,198	181,448	181,648	181,648
LOW BEACH WATER MAIN	2/15/2010	2/15/2030	1,400,000	1,120,000	360,500	1,480,500	111,825	109,725	106,925	104,125	101,325	98,525	96,425	93,625
WATER TANK DEMO	6/7/2012	12/1/2015	150,000	70,000	2,100	72,100	36,575	35,525	0					
TOTAL SIASCONSET DEBT				6,785,000	2,288,892	9,073,892	878,125	865,875	578,300	572,080	574,325	566,525	562,025	556,425

**EXISTING DEBT AS OF  
06/30/2013**

[illegible]

Amount owed to Town of Nantucket General Fund:

NANTUCKET MEMORIAL AIRPORT TRANSFERS FROM GENERAL FUND			
	Fiscal Year		
General Fund Transfers to Airport			
Article 2- Unpaid Bills	2012	\$	762,777.85
Article 3 - Transfers	2012	\$	277,245.84
Article 16 - Devine Settlement	2012	\$	400,000.00
Article 16 - TA Transfers from Free Cash for Capital Deficits	2012	\$	379,463.00
Article 16 - TA 2012 Airport Budget Shortfall	2012	\$	1,426,984.00
Article 1 - STM 2012 Enterprise Operating Budget	2013	\$	1,060,728.00
FY2014 Budget	2014	\$	304,598.00
		\$	4,611,796.69

Proposed payback terms:

- 1) 20 year schedule with yearly payments of \$230,000 in a dedicated account to be transferred To the General Fund.
  - a. Year 1 payment is \$135,000
- 2) 20% of Certified retained earnings, minus the Passenger Facility Charge revenue for the Fiscal Year. To be reserved annually commencing with the FY15 retained earnings certification.
  - a. For the first 3 years of the agreement the amount will be reserved on the Airport Balance Sheet as follows:

Fiscal Year	Retained Earnings Certification	ATM Appropriation
2015	Fiscal Year 2016	ATM 2016
2016	Fiscal Year 2017	ATM 2017
2017	Fiscal Year 2018	ATM 2018

- b. Starting with the FY18 retained earnings certification; 20% of certified retained earnings will be transferred at subsequent ATM's.
- c. The Certified Retained Earnings reserved from Fiscal Years 2015 – 2017, will be transferred in full to the Town of Nantucket at the 2019 ATM

- 3) The yearly payback amounts will not be adjusted by the transfer of retained earnings. The retained earnings payments will only impact the payback length of time.
- 4) Each and any payment will be subject to a vote of the Airport Commission.

This agreement may require State and FAA approval.

The Town of Nantucket 60 days prior to the close of the Fiscal Year will send to the Nantucket Airport Commission a letter requesting the transfer of the payback funds from the Nantucket Memorial Airport to the Town of Nantucket, said transfer to be done on the last business day of the Fiscal Year. The Nantucket Airport at a regularly scheduled meeting will vote to authorize the transfer of funds as agreed.

The Town of Nantucket 60 Days prior to the closed of the Fiscal Year will send to the Nantucket Airport Commission a letter requesting the transfer of the appropriated amount from certified retained earnings in accordance with the agreed upon schedule, said transfer will be done on the last business day of the Fiscal Year. The Nantucket Memorial Airport at a regularly scheduled meeting will vote to authorize the transfer of funds as agreed.

## **Monthly Town Administration Activities Report**

### **01/21/15**

#### *Highlights:*

##### **Personnel**

- On-going collective bargaining negotiations
- On-going internal discussion regarding health insurance and how to reduce costs
- Fire Chief notification of retirement later in year; work to engage search firm
- Health Officer notification of retirement later in year; standard internal discussions on-going regarding filling the position

#### *Meetings:*

- Procurement issues
- Presentation re: FY 16 General Fund budget recommendations to FinCom (01/08)
- Meeting with unions re: health insurance
- Post-Traumatic Stress Management Meeting with Family & Childrens Services and various mental health services providers and other community service providers (1/13/15)
- Finance Committee reviews of citizen warrant articles; budgets
- Review of FY 16 Enterprise Fund budgets with Enterprise Fund departments
- Meet with citizen warrant article sponsor/staff re: Cathcart Rd article
- Meeting with staff and Housing Nantucket housing consultant on housing needs survey

#### *Projects:*

- Prep of RFP's for brush cutting, parks landscaping/DPW
- Tank Farm relocation RFP – meetings with staff, legal, consultant; meeting with respondent (Harbor Fuel)

#### *Other:*

- FY 16: on-going budget review/adjustments
- Downtown construction projects monitoring/output of information
- Development of 2015 Town Meeting Warrant articles/warrant
- Harbor Quality Workshop Meeting – Action Plan development
- Parking Work Group; parking issues & proposals review
- Completion of FY 2014 Annual Town Report (Town Manager Report)
- Refinement of telephone/electric co petitions review process



Status of Articles for 2015 Annual Town Meeting Warrant

For 01/21/15 BOS review (as of 01/21/15)

**Bold = items new since 01/07/15 BOS discussion**

NOTE: Numbering & Order is NOT FINAL

Article # (so far)	Title	Sponsor	Action Needed	Comments
<b>APPROPRIATIONS/OTHER FINANCE RELATED</b>				
1	Receipt of Reports	BOS	Done	
2	Unpaid Bills	BOS	Done	
3	Prior Year Articles/Reapprop	BOS	Done	
4	Revolving Funds/Annual Auth	BOS	Done	
5	FY 2016 Reserve Fund	BOS	Done	
6	FY 2015 GF Budget Transfers	BOS	Done	
7	FY 2016 Pers Comp Plan	BOS	Done	2 changes from FY 2015
8	FY 2016 GF Op Budget	BOS	Done	
9	FY 2016 H & H Alloc	BOS	Done	
10	GF Capital	BOS	Done	
11	Appropriation: Fire Station	BOS	Done	<del>Needs Bond Counsel review</del>
12	Appropriation: School	BOS	Done	<del>Needs Bond Counsel review</del> Added land acq language
<b>NO NUMBER YET</b>	<b>Appropriation: Operating Override for Additional Shuttle Bus Service</b>	<b>BOS</b>	<del>Needs to be Written</del> <b>Written</b>	<del>Needs BOS decision; needs Bond Counsel; Town Counsel review</del> <b>Should not do this as an override</b>
13	FY 2016 EF Op Budgets	BOS	Done	
14	EF Capital	BOS	Done	

15	FY 2015 EF Budget Transfers	BOS	Done	
16	WWIF	BOS	Done	
17	AP Fuel Revolver	BOS	Done	
18	AP Carbon Neutral Mgt Agree	BOS	Done	<b>Under legal review</b>
19	Ambulance Reserve Fund	BOS	Done	
20	FY 2016 County Assess	BOS	Done	
21	FY 2016 County Budget	BOS	Done	
22	Rescind Unused Borrowing	BOS	Done	
23	Ferry Embarkation Fee	BOS	Done	
24	OPEB Trust Fund	BOS	Done	
25	Auth to Borrow for Easy St	BOS	<del>Needs to be written</del> <b>Done</b>	<del>Need Town Counsel,</del> <b>Bond Counsel</b>
26	CBA/Fire	BOS	Done	<del>HR double check dates</del>
27	CBA/Airport	BOS	Done	<del>HR double check dates</del>
28	CBA/OIH	BOS	Done	<del>HR double check dates</del>
29	CBA/DPW	BOS	Done	<del>HR double check dates</del>
30	CBA/Laborer's	BOS	Done	<del>HR double check dates</del>
31	CBA/Police	BOS	Done	<del>HR double check dates</del>
32	CBA/WWCo	BOS	Done	<del>HR double check dates</del>
<b>33</b>	<b>NEW CPC ARTICLE</b>	<b>BOS</b>	<b>Done</b>	<b>Had to add in bc of appropriation problem at 2014 ATM</b>
34-41	Citizen Financial x 8			
<b>ZONING</b>				
<b>42</b>	<b>Coastal Erosion Liability Waiver</b>	<b>BOS?</b>	<b>Written</b>	<b>Needs review by BOS; policy decision re distance</b>
<b>43-70</b>	<b>Town Zoning; Citizen Zoning x 8</b>	<b>BOS for PB; 1 AP Comm</b>	<b>In</b>	<b>Still working on some</b>
<b>BYLAW AMENDMENTS</b>				
71	Sconset Sewer District	BOS	Done	Public hrg scheduled for

				2/18; need report by 2/11
72	Town Sewer District	BOS	Done	Public hrg scheduled for 2/18; need report by 2/11
73-75	Citizen Sewer District x 3			Public hrg scheduled for 2/18; need report by 2/11
76	Poles & Wires	BOS	Done	
77	Peace & Good Order/Public Assembly	BOS	Done	
78	Peace & Good Order/St Performers	BOS	Done	
72	Bylaw re: erosion liability	BOS	Needs to be written	Needs BOS ok; would be a zoning bylaw (relocate position in warrant)
79	Wharves & Waterways	BOS	Done	Needs BOS ok; <del>legal review</del>
80	Citizen Bylaw			
<b>MGL ACCEPTANCES/OTHER</b>				
81	Capital Proj Stab Fund	BOS	Done	
<b>NO NUMBER YET</b>	<b>Chapter 40C (HDC)</b>	<b>BOS</b>	<b>Not written</b>	<b>Out?</b>
82-83	Citizen Retirement Repeal/Retirement Maintain			
<b>HRPs</b>				
84	Airport Revolver	BOS	Done	
85	CPC	BOS	Done	
86	Increase Residential Exempt	BOS	Needs to be written	Town Counsel?
87	SHAB Membership	BOS?	<del>Needs to be written</del> <b>Done</b>	Needs BOS decision: original or hybrid
88	Land from County to Town	BOS	Done	<del>Needs legal review</del>

89	Land from Town to LB	BOS	Done	<del>Needs legal review;</del> <b>Baltimore St issue</b>
<b>90-91 - NEW</b>	<b>Mill Hill Park transfer to NCH with companion zoning article</b>	<b>BOS</b>	<b>Done</b>	<b>Needs BOS review</b>
92-95	Citizen HRP x 4			
<b>REAL ESTATE</b>				
96-88	Baxter Rd related	BOS	Done	<b>Issue re: appropriation</b>
99	Conveyance of Industrial Land	BOS	<del>In progress w/ Town Counsel;</del> <del>needs change in property descript</del> <del>by AV</del> <b>Done</b>	<del>Needs review by BOS,</del> <del>Town Counsel</del>
100	L-t lease portion of 4 FG/housing	BOS	Done	Needs legal review; <b>BOS: “sale” issue?</b>
101	L-t lease/Airport Rd	BOS	Done	
102-104	Acq & Disp/Misc Parcels x 3	BOS	Done	<del>Needs legal review</del>
<b>105 NEW</b>	<b>Re-do article from 2014</b>	<b>BOS</b>	<b>Done</b>	<b>BOS ok to include?</b>
106-107	Citizen Real Estate x 2			
<b>108 NEW</b>	<b>Paper Sts at Airport</b>	<b>BOS</b>	<b>Done</b>	<b>BOS ok to include?</b>
109-100	Citizen Real Estate x 2			
<b>FINAL</b>				
111	Stab Fund	BOS	Done	
112	Free Cash	BOS	Done	

BALLOT QUESTIONS x 2 (Fire Station; School Debt Exclusions): **DONE**

BALLOT QUESTION #3 FOR OPERATING OVERRIDE/ADDITIONAL BUS SERVICE? **DONE IF NEEDED**

**COMMONWEALTH OF MASSACHUSETTS  
TOWN OF NANTUCKET**



**WARRANT FOR**

**2015 ANNUAL TOWN MEETING  
Nantucket High School  
Mary P. Walker Auditorium  
Monday, April 6, 2015 - 6:00 PM**

**AND**

**ANNUAL TOWN ELECTION  
Nantucket High School  
Tuesday, April 14, 2015  
7:00 AM - 8:00 PM**

**Town of Nantucket  
16 Broad Street  
Nantucket, MA 02554  
(508) 228-7255  
[www.nantucket-ma.gov](http://www.nantucket-ma.gov)**

DRAFT



To the Constables of the Town of Nantucket:

**GREETING:**

*In the name of the Commonwealth of Massachusetts, you are hereby directed to notify and warn the inhabitants of the Town of Nantucket qualified to vote in Town affairs, to meet and assemble themselves at the Nantucket High School Auditorium at 10 Surfside Road in said Nantucket, on*

**MONDAY, APRIL 6, 2015 AT 6:00 PM,  
THEN AND THERE TO ACT ON THE ARTICLES  
CONTAINED WITH THE ENCLOSED WARRANT:**

**SECTION 1 - ANNUAL & OTHER FINANCIAL ARTICLES**

**ARTICLE 1  
(Receipt of Reports)**

To receive the reports of various departments and committees as printed in the Fiscal Year 2014 Annual Town Report or as may come before this meeting; or to take any other action related thereto.

*(Board of Selectmen)*

**ARTICLE 2  
(Appropriation: Unpaid Bills)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute or transfer from available funds for the payment, pursuant to Chapter 44 section 64 of the Massachusetts General Laws, of unpaid bills from previous fiscal years, including any bills now on overdraft; or to take any other action related thereto.

*(Board of Selectmen)*

**ARTICLE 3  
(Appropriation: Prior Year Articles)**

To see what sums the Town will vote to appropriate and transfer from available funds previously appropriated pursuant to Articles voted in prior years; or to take any other action related thereto.

*(Board of Selectmen)*

**ARTICLE 4  
(Revolving Accounts: Annual Authorization)**

To see what revolving accounts the Town may vote to authorize or reauthorize pursuant to Chapter 44, section 53E½ of the Massachusetts General Laws for Fiscal Year 2016; or to take any other action related thereto.

*(Board of Selectmen)*

## ARTICLE 5

### (Appropriation: Reserve Fund)

To see what sum the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, for the purposes of establishing a Reserve Fund pursuant to Chapter 40 section 6 of the Massachusetts General Laws, to provide for the extraordinary and unforeseen expenditures which may arise during Fiscal Year 2016; said sum not to exceed five (5) percent of the Fiscal Year 2015 tax levy; or to take any other action related thereto.

*(Board of Selectmen)*

## ARTICLE 6

### (Fiscal Year 2015 General Fund Budget Transfers)

To see what sums the Town will vote to transfer into various line items of the Fiscal Year 2015 General Fund operating budget from other line items of said budget and from other available funds; or to take any other action related thereto.

*(Board of Selectmen)*

## ARTICLE 7

### (Personnel Compensation Plans for Fiscal Year 2016)

To see if the Town will vote to adopt the following Compensation Plans for Fiscal Year 2016:

#### *Schedule A -- Miscellaneous Compensation Schedule*

Abatement Advisory Committee (yearly per member)	\$600.00
Americans with Disabilities Act Facilitator (hourly)	15.00
Building, Plumbing, Wiring Inspector, Assistants (hourly)	Up to 50.00
Certified Nurse's Aide/Our Island Home (Per Diem - hourly)	19.00
Dietician/Our Island Home (hourly)	39.00
Election Warden (hourly)	20.00
Election Worker (hourly)	15.00
EMT, Call (hourly)	15.00
Fire Captain, Call (yearly)	150.00
Fire Fighter, Call (hourly)	15.00
Fire Lieutenant, Call (yearly)	125.00
Fire Chief, Second Deputy (yearly)	5,000.00
Fire Chief, Third Deputy (yearly)	5,000.00
Licensed Practical Nurse/Our Island Home (Per Diem - hourly)	25.00
Mooring Enforcement Officer (hourly)	30.00
Registered Nurse/Our Island Home (Per Diem - hourly)	35.00
Registrar of Voters (yearly)	600.00
Registrar, Temporary Assistant (hourly)	10.00
Temporary Employee	various rates of pay

*Schedule B -- Seasonal Employee Compensation Schedule  
(Spring, Summer, Fall, Winter/Effective April 15, 2015- April 14, 2016)*

Compensation Level	Start	Second Season	Third Season	Fourth Season
A-Hourly*	\$14.00	\$15.00	\$16.00	\$17.00
B-Hourly*	\$14.50	\$15.50	\$16.50	\$17.50
C-Hourly*	\$15.50	\$16.50	\$17.50	\$18.50
D-Hourly*	\$16.00	\$17.00	\$18.00	\$19.00
E-Hourly*	\$18.00	\$18.50	\$19.00	\$19.50

\*An employee assigned supervisory responsibilities shall be placed in the next higher category.

A: Dock Attendant, Tennis Attendant, Information Aide, Matron

B: Seasonal Health Assistant, Shellfish Warden, Endangered Species Monitor, Parking Control Officer

C: Endangered Species Monitor Supervisor, Dock Worker, Marine Research Technician

D: Seasonal Firefighter/EMT, Community Service Officer, Lifeguard, Seasonal Laborer, Pump-out Boat Operator

E. Lifeguard Supervisor, Seasonal Assistant Harbormaster, Seasonal Maintenance Supervisor (Public Works), Tennis Instructor, Seasonal Recreation Coordinator, Reserve Police Officer

*Schedule C -- Compensation Schedule for Elected Officials\**

Moderator	\$175 per year
Selectman, Chair	\$5,000/per year
Selectmen	\$3,500/per year
Town Clerk	\$92,381

*\*Other than establishing the salary pursuant to MGL c. 41, s. 108, these positions are excluded from the Personnel Bylaw of the Town.*

Or to take any other action related thereto.

*(Board of Selectmen)*

## ARTICLE 8

### (Appropriation: Fiscal Year 2016 General Fund Operating Budget)

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, for the purposes of supporting the offices, departments, boards and commissions of the Town of Nantucket for Fiscal Year 2016; or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 9**

### **(Appropriation: Health and Human Services)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, for the Council for Human Services to be used by the Council to contract with various health and human services, not-for-profit corporations to provide for the health, safety and welfare of the inhabitants of the Town of Nantucket; further, that all such sums be expended on the condition that grant agreements be executed by and between the Board of Selectmen and the respective private, not-for-profit agency for Fiscal Year 2016, which grant agreements shall stipulate mutually agreed upon terms and conditions; or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 10**

### **(Appropriation: General Fund Capital Expenditures)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute or transfer from available funds, for the purposes of capital expenditures for the offices, departments, boards and commissions of the Town of Nantucket; or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 11**

### **(Appropriation: Fire Station)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute or transfer from available funds, to be spent by the Town Manager with the approval of the Board of Selectmen, to pay costs of professional services for design, permitting, architecture, construction supervision, and other related professional services for the construction, installation and equipping of a fire station at 4 Fairgrounds Road, including all costs incidental and related thereto; provided that said borrowing shall be contingent on the passage of a Proposition 2½ debt exclusion vote; and to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 12**

### **(Appropriation: School)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute or transfer from available funds, to be spent by the School Superintendent with the approval of the School Committee, to pay costs of professional services for design, permitting, architecture, construction supervision, and other related professional services, for the construction, installation and equipping of new, and/or additions to existing, school buildings, including **land acquisition costs** and all other costs incidental and related thereto; provided that said borrowing shall be contingent on the passage of a Proposition 2½ debt exclusion vote; and to take any other action related thereto.

*(Board of Selectmen for School Committee)*

## **ARTICLE**

### **(Appropriation: Additional Shuttle Bus Service)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute or transfer from available funds, to be spent by the Town Manager with the approval of the Board of Selectmen, for the purpose of implementing additional shuttle bus services, provided that said appropriation shall be contingent on a Proposition 2 and ½ override vote; and to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 13**

### **(Appropriation: Fiscal Year 2016 Enterprise Funds Operations)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, for the operation of the Enterprise Funds of the Town of Nantucket for Fiscal Year 2016, out of anticipated revenues of the designated funds, for the purposes set forth above; or to take any other action related thereto.

*(Board of Selectmen for the Various Departments Indicated)*

## **ARTICLE 14**

### **(Appropriation: Enterprise Funds Capital Expenditures)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, for the purposes of capital expenditures in Fiscal Year 2016 for the Enterprise Funds established under the jurisdiction of the Town of Nantucket; or to take any other action related thereto.

*(Board of Selectmen for the Various Departments Indicated)*

## **ARTICLE 15**

### **(Enterprise Funds: Fiscal Year 2015 Budget Transfers)**

To see what sums the Town will vote to transfer into various line items of Fiscal Year 2015 Enterprise Fund operating budgets from other line items of said budgets and/or from Enterprise Surplus Reserve Funds; or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 16**

### **(Appropriation: Waterways Improvement Fund)**

To see what sum the Town will vote to appropriate from the revenue received under Chapter 60B subsection (i) of section 2 and under Chapter 91 section 10A of the Massachusetts General Laws and sums received from the Commonwealth or Federal Government for purposes established by Chapter 40 section 5G of the Massachusetts General Laws including but not limited to (1) maintenance, dredging, cleaning and improvement of harbors, inland waters and great ponds, (2) the public access thereto, (3) the breakwaters,

retaining walls, piers, wharves and moorings thereof, and (4) law enforcement and fire prevention in the Town and County of Nantucket, and any other purpose allowed by applicable law.

Or to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 17**

##### **(Authorization: Airport Aviation Fuel Revolving Fund for Fiscal Year 2016)**

To see if the Town will vote to authorize a revolving fund for the Airport, to be known as the Airport Aviation Fuel Revolving Fund, to which shall be credited fees and other receipts received in connection with the sale of aviation fuel, which fund may be expended for the purchase of aviation fuel, to be expended by the Airport Commission, and further to establish a spending limit from the fund for Fiscal Year 2016, pursuant to the provisions of Chapter 28 of the Acts of 2004 and Massachusetts General Law Chapter 44, section 53E½, or to take any other action related thereto.

*(Board of Selectmen for Airport Commission)*

#### **ARTICLE 18**

##### **(Appropriation: Airport Carbon Neutral Program Energy Management Services)**

To see if the Town will vote to raise and appropriate, transfer from available funds, and/or borrow pursuant to General Laws Chapter 44, Sections 7 or 8, and/or Chapter 25A, Sections 11C and 11I, or any other enabling authority, a certain sum of money for energy management services for the purpose of making energy improvements to facilities of the Nantucket Memorial Airport pursuant to one or more energy management service agreements authorized under G.L. c. 25A, sections 11C or 11I, including the costs of consulting services, audits, plans, documents, cost estimates, bidding services, construction, and all related expenses incidental thereto and necessary in connection therewith, said sum to be expended by and under the direction of the Nantucket Airport Commission, and to authorize said Commission to apply for a grant or grants, to be used to defray the cost of all, or any part of, said energy improvements; and that the Town authorize the Airport Commission to enter into any and all contracts and agreements for terms not exceeding twenty years, including leases and power purchase agreements for renewable energy projects, as may be necessary to carry out the purposes of this Article; or to take any other action relative thereto.

*(Board of Selectmen for Airport Commission)*

#### **ARTICLE 19**

##### **(Appropriation: Ambulance Reserve Fund)**

To see what sum the Town will vote to appropriate from the Ambulance Reserve Fund for the purchase of ambulance-related equipment, including but not limited to extrication collars, backboards and other emergency equipment, oxygen tanks and refills, blankets and other linens, bandages and other medical supplies, fuel, repairs and maintenance for three (3) ambulances, and other such related costs to operate the Town's ambulance services, including



up to four (4) full-time firefighter/EMT positions. All expenditures to be made by the Fire Department, subject to the approval of the Town Manager; or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 20**

### **(Appropriation: County Assessment)**

To see if the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, to pay the County of Nantucket such assessment as is required for Fiscal Year 2016, and to authorize the expenditure of these funds for County purposes, all in accordance with the Massachusetts General Laws and in accordance with the County Charter (Chapter 290 of the Acts of 1996), the sum of One Hundred Seventy Thousand Dollars (\$170,000); or to take any other action related thereto.

Or to take any other action related thereto.

*(Board of Selectmen/County Commissioners)*

## **ARTICLE 21**

### **(Appropriation: Finalizing Fiscal Year 2016 County Budget)**

To see if the Town will vote to overturn any denial of approval by the Nantucket County Review Committee, of any item of the County budget for Fiscal Year 2016 by appropriating a sum of money for such County budget and authorizing the expenditure of estimated County revenues, County reserve funds, County deed excise fees or other available County funds including the Town assessment for County purposes; further, to see if the Town will vote to overturn any denial by the Nantucket County Review Committee of the establishment of a County Reserve Fund, from which transfers may be made to meet extraordinary or unforeseen expenditures with the approval of the County Commissioners acting as the County Advisory Board Executive Committee within the meaning of Chapter 35 section 32 of the Massachusetts General Laws; or to take any other action related thereto.

*(Board of Selectmen/County Commissioners)*

## **ARTICLE 22**

### **(Rescind Unused Borrowing Authority)**

To see what action the Town will take to amend, appropriate or reappropriate, transfer, modify, repeal or rescind unused borrowing authority authorized by previous town meetings.

Or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 23**

### **(Appropriation: Ferry Embarkation Fee)**

To see what sum the Town will vote to appropriate from the proceeds of the ferry embarkation fee established by Chapter 46, section 129 of the Acts of 2003 as amended, for

the purposes of mitigating the impacts of ferry service on the Town and County of Nantucket, including but not limited to provision of harbor services, public safety protection, emergency services, infrastructure improvements within and around Nantucket Harbor, and professional services pertaining to the potential use or reuse of land, buildings and infrastructure in the vicinity of Nantucket Harbor, and any other purpose allowed by applicable law.

Or to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 24**

##### **(Appropriation: Other Post-Employment Benefits Trust Fund)**

To see what sum the Town will vote to appropriate and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, to deposit into the Other Post-Employment Benefits Liability Trust Fund established pursuant to Mass. General Law chapter 32B, section 20, for Fiscal Year 2016.

Or, to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 25**

##### **(Authorization to Borrow for Easy Street Bulkhead Renovation)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute or transfer from available funds, to be spent by the Town Manager with the approval of the Board of Selectmen, to pay costs of professional services for design, permitting, construction supervision, and other related professional services for the repair of the Easy Street Bulkhead, including all costs incidental and related thereto, and further to authorize the Board of Selectmen to apply for and expend any federal or state grants that may be available for the project; and to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 26**

##### **(Appropriation: Collective Bargaining Agreement/Fire)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Year 2015 in a collective bargaining contract between the Town of Nantucket (represented by the Board of Selectmen) and the Fire Department union employees (represented by the Nantucket Professional Firefighters Local 2509) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 27**

### **(Appropriation: Collective Bargaining Agreement/Airport Union)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Year 2015 in a collective bargaining contract between the Town of Nantucket (represented by the Airport Commission) and Airport union employees (represented by the Massachusetts Laborer's District Council of the Nantucket Memorial Airport Employees of the Laborer's International Union of North America, Local 1060) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen for Airport Commission)*

## **ARTICLE 28**

### **(Appropriation: Collective Bargaining Agreement/Our Island Home)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Years 2014 and 2015 in collective bargaining contracts between the Town of Nantucket (represented by the Board of Selectmen) and Our Island Home union employees (represented by the Service Employees Union International, Local 1199) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 29**

### **(Appropriation: Collective Bargaining Agreement/Public Works)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Year 2015 in a collective bargaining contract between the Town of Nantucket (represented by the Board of Selectmen) and Public Works union employees (represented by the American Federation of State, County and Municipal Employees (AFSCME) Council 93, Local 2346) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 30**

### **(Appropriation: Collective Bargaining Agreement/Laborer's Union)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Year 2015 in a collective bargaining contract between the Town of Nantucket (represented by the Board of Selectmen) and Laborer's union employees (represented by the Massachusetts Laborer's District Council Nantucket Public Employees' Local Union, the Laborer's International Union of North America, Local 1060) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen)*

### **ARTICLE 31**

#### **(Appropriation: Collective Bargaining Agreement/Police)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Year 2015 in a collective bargaining contract between the Town of Nantucket (represented by the Board of Selectmen) and Police Department union employees (represented by the Massachusetts Coalition of Police, Locals 330 and 330a, International Association of Police Associations (IAPA), and American Federation of Labor - Congress of Industrial Organizations (AFL-CIO)) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen)*

### **ARTICLE 32**

#### **(Appropriation: Collective Bargaining Agreement/Wannacomet Water)**

To see if the Town will vote to raise and appropriate, transfer from available funds or borrow pursuant to any applicable statute, a sum of money to fund the cost items for Fiscal Year 2015 in a collective bargaining contract between the Town of Nantucket (represented by the Nantucket Water Commission) and Wannacomet Water union employees (represented by the Utility Workers of America, American Federation of Labor - Congress of Industrial Organizations (AFL-CIO), Local Union 359) in accordance with Chapter 150E of the Massachusetts General Laws, and to amend the Town's classification and compensation plan accordingly to reflect such contract.

Or to take any other action related thereto.

*(Board of Selectmen for Nantucket Water Commission)*

### **ARTICLE 33**

#### **(Amendment to FY 2015 Community Preservation Funds Appropriation)**

To see if the Town will vote to amend the vote taken under Article 30 of the 2014 Annual Town Meeting which appropriated the amount of Nine Hundred Sixty-six Thousand Six Hundred Seventeen Dollars (\$966,617) from State Matching Funds for Fiscal Year 2015 by changing the funding source in the amount of Three Hundred Sixty Thousand Two Hundred Eighty-six Dollars (\$360,286) from State Matching Funds to the CPA Undesignated Fund Balance; or to take any other action relative thereto.

*(Board of Selectmen)*

#### ARTICLE 34

##### (Community Preservation Committee: Fiscal Year 2016 Budget Transfers)

To see what sums the Town will vote to transfer into the Community Preservation Committee reserved and unreserved fund balances to turn back the unspent remainder of projects approved in prior fiscal years so that it is available for future appropriations.

FROM	TO	AMOUNT
Article 26 ATM 2008 Nantucket Human Services Center	Fiscal Year 2016 Community Preservation Committee Community Housing reserved fund balance	\$159,925.06
Article 31 ATM 2013 Town of Nantucket, Affordable Housing Trust Fund	Fiscal Year 2016 Community Preservation Committee Community Housing reserved fund balance	\$160,000
<b>Total Transfers to Community Housing Reserved fund balance</b>		<b>\$319,925.06</b>
Article 26 ATM 2010 Town of Nantucket, Planning and Land Use Services	Fiscal Year 2016 Community Preservation Committee Open Space reserved fund balance	\$10,000
Article 31 ATM 2013 Nantucket Hunting Association, Nantucket shooting Park	Fiscal Year 2016 Community Preservation Committee Open space reserved fund balance	\$412,650
<b>Total transfers to Open Space Reserved fund balance</b>		<b>\$422,650</b>

*(Kenneth Beaugrand, et al)*

#### ARTICLE 35

##### (Appropriation: FY 2016 Community Preservation Committee)

To see if the Town will vote to act on the report of the Community Preservation Committee on the Fiscal Year 2016 Community Preservation Budget and to appropriate or reserve for later appropriation monies from the Community Preservation Fund annual revenues or available funds for the administrative and operating expenses of the Community Preservation Committee, the undertaking of Community Preservation Projects and all other necessary and proper expenses for the year.

Purpose	Amount
<u>Historic Preservation</u>	

<b>The Coffin School Trustees</b> Continuing preservation of the Brick Facade of the historic Sir Isaac Coffin School	\$140,640
<b>South Church Preservation Fund</b> Restoration of the roof of the Unitarian Meeting House	\$250,000
<b>First Congregational Church of Nantucket</b> Restoration of designated elements of the Summer Church	\$150,000
<b>Nantucket Historical Association</b> Restoration of Old goal, supplemental stabilization project	\$42,500
<b>Nantucket Islands Land Bank</b> Second phase of 'Sconset Golf course clubhouse restoration	\$50,000
<b>Museum of African American History</b> Third phase of restoration of foundations, out buildings and handicap accessibility	\$188,615
<b>Hospital thrift Shop</b> Restoration of structural frame, central chimney, exterior shingles and drainage systems	\$115,000
<b>Preservation Institute Nantucket</b> Envision Nantucket, 3D Laser scanning of heritage resources, Phase 2	\$81,422
<b>Sub-total</b>	<b>\$1,018,177</b>
<b>All of the funds to be used in this category are from the Community Preservation surcharge and the State matching funds.</b>	
<b>Community Housing</b>	
<b>Nantucket Interfaith Council</b> Housing and rental assistance program	\$130,000
<b>Habitat for Humanity Nantucket Inc.</b> Construct houses at Ticcoma Way and at Sachem's Path	\$250,000
<b>Housing Assistance Corporation</b> Funding to complete Phase 1 Sachem's Path, infrastructure Implementation and partial funding of Phase 2 of the Infrastructure	\$765,000
<b>Housing Nantucket</b> Phase one of four community rental housing units at Surfside Road	\$300,000
<b>Sub-total</b>	<b>\$1,445,000</b>
<b>\$209,999 of the funds utilized for this category are from the Reserve for Community Housing with the balance of the funds to be used in this category from the</b>	



<b>Community Preservation surcharge and the State matching funds.</b>	
<b><u>Open Space Conservation/Recreation</u></b>	
<b>Town of Nantucket</b> Funds to pay the interest and principal in the third year of the Bond authorized at the 2012 Nantucket Town Meeting for the creation of an artificial turf playing field at Nobadeer Farm Road.	\$125,000
<b>Sustainable Nantucket</b> Funds for the creation of a two acre community farm institute on Land Bank property on Hummock Pond road	\$33,500
<b>Designated Reserves for Open Space</b> Allocation to Open Space Reserves for future use	\$131,500
<b><u>Sub-total</u></b>	<b>\$290,000</b>
<b>All of the funds to be used in this category are from the Community Preservation surcharge and the State matching funds.</b>	
<b><u>Administrative</u></b>	
<b>Community Preservation Committee</b> Administrative and operating expenses	\$125,000
<b><u>Sub-total</u></b>	<b>\$125,000</b>
<b>\$10,000 of the funds utilized for this category are from interest income with the balance of the funds to be used in this category from the Community Preservation surcharge and the State matching funds.</b>	
<b><u>TOTAL</u></b>	<b>\$2,878,177</b>
<b>All amounts to be appropriated from the following sources:</b>	
<b><u>SOURCES</u></b>	<b><u>AMOUNT</u></b>
Raised and appropriated from FY 2016 Community Preservation Surcharge	\$ 1,887,973
From State matching funds for FY 2015, to be received in 2016	\$ 509,753
From interest	\$ 10,000
From Designated Reserves for Community Housing	\$ 209,999

From Undesignated Reserves	\$ 260,452
<b>Total Revenues</b>	<b>\$2,878,177</b>
<p>For fiscal year 2016 Community Preservation Purposes with each item considered a separate appropriation to be spent by the Community Preservation Committee.</p> <p>Provided however, that the above expenditures may be conditional on the recording of appropriate historic preservation restrictions for historic resources, open space restrictions for open space resources, recreational restrictions for recreational resources and for affordable housing restrictions for community housing; running in favor of an entity authorized by the Commonwealth to hold such restrictions for such expenditures; meeting the requirements of Chapter 184 of the General Laws pursuant to Section 12 of the Community Preservation Act.</p>	

*(Kenneth Beaugrand, et al)*

#### **ARTICLE 36**

##### **(Community Preservation Act Appropriation: Sachem's Path)**

To see if the Town will vote under the Community Preservation Act, to raise and appropriate, borrow pursuant to any applicable statute, or transfer from available funds the sum of \$800,000 ( Eight hundred thousand dollars) to be spent under the direction of the Town Manager in consultation with the Community Preservation Committee for the purpose of funding the creation and completion of the infrastructure for Phase 2 of the Affordable housing project known as Sachem's Path, to complement the funds previously awarded to Housing Assistance Corporation for the creation of 40 affordable housing units at Sachem's Path; and as funding therefor to authorize the Treasurer, with the approval of the Board of Selectmen, to borrow said sum pursuant to the provisions of G.L. c44B, section 11 and G.L. c. 44, section 7 or any other enabling authority, and to issue bonds and notes therefor.

*(Kenneth Beaugrand, et al)*

#### **ARTICLE 37**

##### **(Appropriation: Replacement Servers)**

To see if the Town will vote to raise and appropriate, borrow pursuant to any applicable statute, or transfer from any other available funds to purchase two replacement servers for the Town Clerk's archival Laserfiche system. Said servers shall facilitate compliance with the archival standards set forth in MGL Chapter 66. The appropriation for the replacement servers shall not exceed \$11,600.

Or to take any other action as may be related thereto.

*(Catherine Flanagan Stover, et al)*

#### **ARTICLE 38**

##### **(Appropriation: Archival Vault System)**

To see if the Town will vote to raise and appropriate, borrow pursuant to any applicable statute, or transfer from any other available funds to purchase a custom archival shelving system for the Town Clerk's new vault. Said shelving system shall comply with the archival standards set forth in MGL Chapter 66. The appropriation for the archival system shall not exceed \$49,000.

Or to take any other action as may be related thereto.

*(Catherine Flanagan Stover, et al)*

#### **ARTICLE 39**

##### **(Appropriation: Canine Retirement Stipend)**

To see if the Town will vote to raise and appropriate, borrow pursuant to any applicable statute, or transfer from any other available funds, to fund a monthly, or an annual stipend , for food and routine veterinary bills for the health and maintenance to benefit any canine having served as a certified police canine for the Town and County of Nantucket and retiring from canine service. Said stipend shall not exceed an annual total of \$3,500.

Or to take any other actions as may be related thereto.

*(Keith Mansfield, et al)*

#### **ARTICLE 40**

##### **(Appropriation: Funding for Granite Curbing Along Hooper Farm Road)**

To see if the Town will vote to: raise and appropriate sufficient funds to install granite curbing along the Hooper Farm Rd. sidewalk/bike path the next time the road is repaved. The project could be done similarly to the work that was done on Vesper Lane. This would add greatly to the safety of pedestrians and bikers on that road, as well as improving the aesthetics of the neighborhood.

*(Donald Ryder, et al)*

#### **ARTICLE 41**

##### **(Appropriation: Creation of Parking on Cathcart Road)**

To see if the Town will vote to raise, appropriate, borrow pursuant to any applicable statute, or transfer from available funds for the survey and clearing and construction of improvements for the roadway called Cathcart Road, including delineation of actual property lines of Cathcart Road from the south west corner of property line of Map 43 Parcel 69 and the northwest corner of Map 43 Parcel 146 and on the other side of the road at property corners of Map 43 Parcel 120 and the northeast corner of Map 43 parcel 147, for both sides of the road north to the beach, removal of obstructions within this public right of way , and further, removal of vegetation and man-made objects and improve and widen the public road to the legal right of way boundaries along following parcels, Map 43 Parcel 69 and southern side of the delineated property line along the following properties, Map 43 Parcel 68, Map 43 Parcel 121, Map 43 Parcel 120, no less than from this point, for the purpose of allowing the creation

of a travel lane and parallel or diagonal parking for vehicles in this area along the north side of this public road way boundary which borders the parcel Map 43 Parcel 69, with a goal of completing the project as herein described by the start of FY17 and to request that the DPW director or Town Manager provide periodic updates at BOS meetings on the status of the project.

Or take any other action related thereto.

*(Thomas Barada, et al)*

## **SECTION 2 - ZONING ARTICLES**

### **ARTICLE 42**

#### **(Zoning Bylaw Amendment/Home Rule Petition: Coastal Erosion Liability Waiver)**

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, Section 139-26, as follows *(NOTE: new language is shown as highlighted text; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket); and to further authorize the Board of Selectmen to file a Home Rule Petition with the General Court to effectuate the purposes and intent of the zoning amendment should it be deemed necessary and/or prudent to do so by the Board of Selectmen:*

#### **Chapter 139            ZONING**

#### **Article V.            Administration and Enforcement**

#### **§ 139-26. Issuance of building and use permits.**

A. No building or structure shall be used, erected, constructed, relocated, added to or otherwise subjected to alteration, or demolished without a building or use permit having been issued by the Building Commissioner for any use or structure. No lot shall be changed from its use preexisting the July 27, 1972, effective date of this chapter, except to its natural condition allowed by § 139-7A(5) above, without a use permit or a building permit permitting such use. No such permit shall be issued until such construction, erection, relocation, addition, alteration, demolition or use, as proposed, shall comply in all respects with the provisions of this chapter as determined by the Zoning Enforcement Officer or with a decision rendered by the Board of Appeals, the Planning Board, or the courts in the case of appeals.

(1) Demolition delay.

(e) Issuance of building, use, or occupancy permit.

[1] If it has been determined that a building is subject to review, pursuant to Subsection A(1)(b) above, no building permits shall be issued for the erection of a new building on the site of such building subject to review before issuing a

demolition permit for such building subject to review in compliance with this section.

[2] If it has been determined that a building subject to review has been voluntarily demolished in violation of this section, no building permits shall be issued for new construction, or any use or occupancy permit for any use other than a park or recreational open space, with respect to the premises of such building for a period of two years after the date of the determination. As used herein, "premises" includes the parcel of land upon which the demolished building was located and all abutting parcels under common ownership or control.

[3] The applicant (or the owner of record, if different from the applicant) shall be responsible for properly securing the building during the time that it is subject to review under this section. If a building is subject to demolition delay, pursuant to Subsection A(1)(b) above, and the applicant fails to secure the building, the loss of the building to fire or other causes shall be considered voluntary demolition for the purposes of this section.

[4] The issuance of a building permit for construction on Shorefront Land or within [REDACTED] feet of Shorefront Land shall be required to, in exchange for the issuance of the building permit required by this Section, execute a release, hold harmless and indemnification agreement ("Release") relative to said permitting and the potential for coastal erosion and impacts on or elimination of public access to the property at issue. Said Release shall be maintained by the Building Commissioner.

(2) Any applicant seeking a building permit pursuant to the terms of this Section for construction on Shorefront Land or property within [REDACTED] feet of Shorefront Land shall be required to, in consideration for the issuance of the building permit required by this Section, execute a release, hold harmless and indemnification agreement ("Release") acknowledging the potential for coastal erosion in the vicinity of the property at issue and the potential for impacts on or elimination of public access to said property due to coastal erosion. Pursuant to said Release and the issuance of a permit, the applicant shall understand and be advised that the proposed construction/reconstruction site at or within [REDACTED] feet of the Shorefront Land may be subject to extraordinary hazards and damage from waves during storms, erosion, retreat, settlement, sinking, or subsidence and said Owner shall assume full and sole risk for such hazards, including any restrictions on public access to said property. As such, the Owner shall unconditionally waive any present, future, and unforeseen causes of action and claims of liability on the part of the Town arising from the aforementioned or other natural hazards and relating to said permit approval and resultant construction, as a condition of approval. Further, the Owner shall agree to indemnify and hold harmless the Town and its departments, boards, officials and employees for any acts or omissions and related cost of defense, including, but not limited to, claims related to impacts on or reductions in public access to said property, arising from the aforementioned or other natural hazards whether such claims should be stated by the Owner, Owner's successor-in-interest and/or third parties.

D. Issuance of permits. Upon receiving the application, the Building Inspector shall examine the same within a reasonable time after filing. The Zoning Enforcement Officer shall provide the Building Commissioner with a certificate of compliance with this chapter. If the application does not conform to the provisions of all pertinent local laws, the Building Commissioner shall reject such application in writing, stating the reasons therefor, within 30 days of the submission of a complete application.

(1) He shall inform the applicant of his right of appeal to the Board of Appeals in the event such application is rejected.

(2) If satisfied that the proposed work and/or use conforms to the provisions of this chapter and all laws and ordinances applicable thereto, he shall issue a building or use permit thereto, within 30 days of the submission of a complete application.

(3) The issuance of a permit for construction on Shorefront Land or within [REDACTED] feet of Shorefront Land shall be required to, in exchange for the issuance of the building permit required by this Section, execute a release, hold harmless and indemnification agreement ("Release") relative to said permitting and the potential for coastal erosion and impacts on or elimination of public access to the property at issue. Said Release shall be maintained by the Building Commissioner.

H. Temporary permit. A temporary permit may, upon written request of an applicant, be authorized by a favorable vote of at least four members of the Board of Appeals for a nonconforming structure or use which the Board of Appeals finds necessary to promote the proper development of the community, provided that such nonconforming structure or use shall be completely removed upon expiration of the permit (unless previously made conforming or validated) without cost to the Town (unless the Town is the applicant). Such permit may be renewed annually for an aggregate period not exceeding three years. Applicants for a temporary permit to engage in construction on Shorefront Land or within [REDACTED] feet of Shorefront Land shall be required to, in exchange for the issuance of a temporary building permit, execute a release, hold harmless and indemnification agreement ("Release") relative to said permitting and the potential for coastal erosion or impacts on or elimination of public access to the property at issue.

I. Payment of fees. No building or use permit shall be issued until the fees prescribed by the Board of Selectmen shall be paid to the Building Inspector.

J. Compliance with permit. All work or uses shall conform to the approved application for which the permit has been issued as well as the approved plot plan.

K. Disclaimer of Liability. This Bylaw shall not create any liability on the part of the Town, its departments, boards, officials and employees for any extraordinary hazards and damage from waves during storms, erosion, retreat, settlement, sinking, or subsidence damage that results from reliance on this Bylaw or any administrative decision made lawfully thereunder.

*(Board of Selectmen)*

**NEEDS BOS REVIEW/POLICY DECISION - RECOMMEND 300 FEET**



### ARTICLE 43

#### (Zoning Map Change: LC to CDT/North Water Street)

To see if the Town will vote to: Amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the LC district in the CDT district:

- 7 N. Water Street as shown on Tax Assessor's Map 42.4.2 as Parcel 87
- 9 N. Water Street as shown on Tax Assessor's Map 42.4.2 as Parcel 103
- 11 N. Water Street as shown on Tax Assessor's Map 42.4.2 as Parcel 54.1

*(Michelle Langlois, et al)*

### ARTICLE 44

#### (Zoning Bylaw Amendment: Transient Residential Facilities in ROH district within a half (½) mile radius of the CDT district and Zoning Map Change: LC to ROH and CN - N. Water, Sea, Easton, N. Beach, S. Beach Streets and Harbor View Way and Mackay Way - Brant Point )

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

1. a. Amend section 2, Definitions, as follows:

##### TRANSIENT RESIDENTIAL FACILITIES

Hotels; rooming, lodging or guest houses; and time-sharing or time-interval-ownership dwelling unit(s). In the ROH district only, rooming, lodging, and guest houses may be allowed by special permit for lots located entirely within a half-mile radius of the CDT district.

- b. Amend section 7A, Use Table, by changing "N" to "SP" for the following use in the ROH district only: "Rooming, lodging, or guest house" and to add a footnote attached to "SP" referencing the definition of "transient residential facility" in section 2A.

2. Amend the Zoning Map of the Town of Nantucket by taking the following actions:

- a. By placing the following properties currently located in the Limited Commercial (LC) district in the Residential Old Historic (ROH) district:

Map	Lot	Number	Street
42.4.1	64	2	N. Beach Street
42.4.1	114	4	N. Beach Street
42.4.1	115	67	Easton Street

42.4.1	111	69	Easton Street
42.4.1	110	71	Easton Street
42.4.1	109	73	Easton Street
42.4.1	108	75	Easton Street
42.4.1	33	76	Easton Street
42.4.1	34	78	Easton Street
42.4.2	6	80	Easton Street
42.4.2	5	82	Easton Street
42.4.2	4	84	Easton Street
42.4.2	7	87	N. Water Street
42.4.2	9	103	N. Water Street
42.4.2	11	54.1	N. Water Street
42.4.1	62.2	8	S. Beach Street
42.4.1	62.1	1	Mackay Way
42.4.1	31	2	Harbor View Way
42.4.1	30	4	Harbor View Way
42.4.1	29	6	Harbor View Way
42.4.1	28	8	Harbor View Way
42.4.1	27	12	Harbor View Way
42.4.1	26	14	Harbor View Way
42.4.2	54.1	4	N. Water St
42.4.2	52.1	13	N. Water St.
42.4.2	50	15	N. Water St
42.4.2	49	17	N. Water St
42.4.2	100	23	N. Water St
42.4.2	2.1	25	N. Water St
42.4.2	1	29	N. Water St
42.4.2	55	1	Sea Street
42.4.2	54.2	3	Sea Street
42.4.2	52.3	5	Sea Street
42.4.2	52.2	7	Sea Street
42.4.2	51	8	Sea Street

- b. By placing the following properties currently located in the Limited Commercial (LC) district in the Commercial Neighborhood (CN) district.

Map	Lot	Number	Street
42.4.1	32	72	Easton Street
42.4.2	3	19	N. Water Street
42.4.1	65.1	8	N. Beach Street

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_ Zoning Bylaw Amendment: Transient Residential Facilities in ROH district within a half (½) mile radius of the CDT district and Zoning Map Change: LC to ROH and CN - N. Water, Sea, Easton, N. Beach, S. Beach Streets and Harbor View Way and Mackay Way - Brant Point” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 45

**(Zoning Map Change: RC to ROH - Union Street, Washington Street and Duck Pond Lane)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Residential Commercial (RC) district in the Residential Old Historic (ROH):

Map	Lot	Number	Street
55.1.4	67	66	Union Street
55.1.4	68.1	68A	Union Street
55.1.4	68	68	Union Street
55.1.4	69	70	Union Street
55.1.4	94	72	Union Street
55.1.4	70	74	Union Street
55.1.4	73	76	Union Street
55.1.4	72	78	Union Street
55.1.4	40	82	Union Street
55.1.4	105	109	Washington Street
55.1.4	39	115	Washington Street
55.1.4	14	121	Washington Street
55.1.4	14.1	2	Duck Pond Lane

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_ RC to ROH - Union Street, Washington Street and Duck Pond Lane" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 46

**(Zoning Map Change: SR-1 to SOH: West Sankaty Road, New and King Streets)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Sconset Residential-1 (SR-1) district in the Sconset Old Historic (SOH) district:

Map	Lot	Number	Street
73.1.3	38 (a portion of)	9R	New Street
73.4.2	10	11	King Street
73.4.2	11	9	King Street

73.4.2	12	10	King Street
73.4.2	13	9	New Street
73.4.2	14	7	New Street
73.4.2	15	5	New Street
73.4.2	29	10	West Sankaty Road
73.4.2	31	8	West Sankaty Road
73.4.2	32	4	West Sankaty Road
73.4.2	62	15	King Street
73.4.2	64	16	King Street
73.4.2	66	12	King Street
73.4.2	67	11	New Street
73.4.2	68	15	New Street
73.4.2	69	13	New Street
73.4.2	70	24	King Street
73.4.2	70.1		Off King Street
73.4.2	71	22	King Street
73.4.2	72	17	New Street
73.4.2	73	19	New Street
73.4.2	74	21	New Street
73.4.2	76	25	New Street
73.4.2	77	23	New Street
73.4.2	78	29	New Street
73.4.2	79	27	New Street
73.4.2	80	31	New Street
73.4.2	82	12	West Sankaty Road
73.4.2	91	24	West Sankaty Road
73.4.2	94	17	West Sankaty Road
73.4.2	96	39	King Street
73.4.2	98	35	King Street
73.4.2	101	29	King Street
73.4.2	103	25	King Street
73.4.2	105	21	King Street
73.4.2	106	19	King Street
73.4.2	107	18	King Street
73.4.2	111	26	King Street
73.4.2	113	30	King Street
73.4.2	114	32	King Street
73.4.2	115	34	King Street
73.4.2	116	36	King Street
73.4.2	118	40	King Street
73.4.2	119	13	West Sankaty Road
73.4.2	119.2	9	West Sankaty Road
73.4.2	119.3	7	West Sankaty Road
73.4.2	119.4	31C	New Street
73.4.2	120	31B	New Street

73.4.2	121	20	West Sankaty Road
73.4.2	122	18	West Sankaty Road
73.4.2	123	16	West Sankaty Road
73.4.2	124	14	West Sankaty Road

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_ SR-1 to SOH: West Sankaty Road, New and King Streets” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 47

##### (Zoning Bylaw Amendment: New Zoning Districts R-5 and R-10 Limited and Zoning Map Change: Pine Valley R-10 to R-10L)

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

1. a. Amend section 3A by inserting the following new districts:

##### A. Town Overlay District Residential.

District	Abbreviation
Residential Old Historic	ROH
Residential-1	R-1
Residential-5	R-5
<b>Residential-5 Limited</b>	<b>R-5L</b>
Residential-10	R-10
<b>Residential-10 Limited</b>	<b>R-10L</b>
Residential-20	R-20
Residential 40	R-40

- b. Amend section 4D as follows:

Except where different provisions for the SOH, SR-1, **R-5L, R-10L, SR-10,** or SR-20 ~~Zoning Districts~~ are expressly set forth within this chapter, all provisions relating to the ROH ~~Zoning District~~ shall also apply to the SOH ~~Zoning District~~; all provisions relating to the R-1 ~~Zoning District~~ shall also apply to the SR-1 ~~Zoning District~~; **all provisions relating to the R-5 district shall also apply to the R-**

5L district, all provisions relating to the R-10 district shall also apply to the R-10L and SR-10 districts, and all provisions relating to the R-20 Zoning District shall also apply to the SR-20 Zoning District.

c. Amend section 7A by inserting the following:

- i. In the "R-5" column, insert "R-5L" below "R-5".
- ii. In the "Duplex" row, insert in the "R-5" column "N R-5L"
- iii. In the "Secondary Dwelling" row, insert in the "R-5" column "SP R-5L"
- iv. In the "Personal Services" row, insert in the "R-5" column "N R-5L"
- v. In the "Funeral Home" row, insert in the "R-5" column "N R-5L"
- vi. In the "R-10" column, insert "R-10L" below "R-10".
- vii. In the "Duplex" row, insert in the "R-10" column "N R-10L".
- viii. In the "Secondary Dwelling" row, insert in the "R-10" column "SP R-10L"
- ix. In the "Personal Services" row, insert in the "R-10" column "N R-10L"
- x. In the "Funeral Home" row, insert in the "R-10" column "N R-10L"

d. Amend section 16 by inserting the following:

#### Yard Setback

District Defined in § <u>139-3</u>	Minimum Lot Size (square feet)	Front (feet)	Side/Rear (feet)**	Frontage (feet)*	Ground Cover Ratio
...					
R-5	5,000	10	Side: 10 minimum on one side; 5 thereafter Rear: 5	50	40%
R-5L	5,000	10	Side: 10 minimum on one side; 5 thereafter Rear: 5	50	30%
...					

2. Amend the Zoning Map of the Town of Nantucket by placing the following properties, currently located in the Residential-10 (R-10) district to the Residential-10 Limited (R-10L) district:

Map	Lot	Number	Street
66	304	1	Topping Lift
66	305	3	Topping Lift
66	306	5	Topping Lift
66	307	7	Topping Lift
66	308	6	Topping Lift
66	309	4	Topping Lift
66	310	2	Topping Lift
66	311	5	Mizzenmast



66	312	3	Keel Lane
66	313	1	Spindrift
66	314	3	Spindrift
66	315	4	Spindrift
66	316	2	Spindrift
66	317	9	Keel Lane
66	318	11	Keel Lane
66	319	13	Keel Lane
66	320	15	Keel Lane
66	321	17	Keel Lane
66	322	19	Keel Lane
66	323	21	Keel Lane
66	324	1	Halyard Lane
66	325	3	Halyard Lane
66	326	6	Halyard Lane
66	327	4	Halyard Lane
66	328	2	Halyard Lane
66	329	25	Keel Lane
66	330	27	Keel Lane
66	331	24	Rudder Lane
66	332	22	Rudder Lane
66	333	20	Rudder Lane
66	334	1	Reacher Lane
66	335	3	Reacher Lane
66	336	4	Reacher Lane
66	337	2	Reacher Lane
66	338	14	Rudder Lane
66	339	12	Rudder Lane
66	340	10	Rudder Lane
66	341	8	Rudder Lane
66	342	1	Spinnaker Circle
66	343	3	Spinnaker Circle
66	344	6	Spinnaker Circle
66	345	4	Spinnaker Circle
66	346	2	Spinnaker Circle
66	347	4	Rudder Lane
66	348	2	Rudder Lane
66	349	1	Luff Road
66	350	3	Luff Road
66	351	5	Luff Road
66	352	7	Luff Road
66	353	9	Luff Road
66	354	11	Luff Road
66	355	10	Luff Road
66	356	8	Luff Road

66	357	6	Luff Road
66	358	4	Luff Road
66	359	2	Luff Road
66	360	8	Mizzenmast
66	361	3	Rudder Lane
66	362	5	Rudder Lane
66	363	7	Rudder Lane
66	364	9	Rudder Lane
66	365	11	Rudder Lane
66	366	13	Rudder Lane
66	367	15	Rudder Lane
66	368	22	Mizzenmast
66	369	20	Mizzenmast
66	370	18	Mizzenmast
66	371	16	Mizzenmast
66	372	14	Mizzenmast
66	373	12	Mizzenmast
66	374	10	Mizzenmast
66	375	2	Keel Lane
66	376	9	Mizzenmast
66	377	11	Mizzenmast
66	378	13	Mizzenmast
66	379	15	Mizzenmast
66	380	18	Keel Lane
66	381	16	Keel Lane
66	382	14	Keel Lane
66	383	12	Keel Lane
66	384	10	Keel Lane
66	385	8	Keel Lane
66	386	6	Keel Lane
66	387	4	Keel Lane

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_ Zoning Bylaw Amendment: New Zoning Districts R-5 and R-10 Limited and Zoning Map Change: R-10 to R-10L: Pine Valley” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### **ARTICLE 48**

#### **(Zoning Map (Miscellaneous) Changes and Zoning Bylaw Amendment: Town and Country Overlay District)**

To see if the Town will vote to take the following actions:

1. Amend the Zoning Map of the Town of Nantucket as follows:

- a. Place the following properties currently located in the Residential Commercial-2 (RC-2) district in the Residential-5 (R-5) district;

Map	Lot	Number	Street
67	709	20	Ticcoma Way
67	708	18	Ticcoma Way
Lots A, B and C situated off Ticcoma Way and shown on a plan entitled "Subdivision Concept Plan Prepared for the N.P. & E.D.C.," dated September 5, 2013, prepared by Blackwell & Associates, Inc. (see Article 101, 2014 ATM)			

- b. Place the following properties currently located in the Residential Commercial-2 (RC-2) district in the Commercial Neighborhood (CN) district:

Map	Lot	Number	Street
67	222	65	Surfside Road
67	222.1	63	Surfside Road

- c. Place the following property currently located in the Residential-20 (R-20) district in the Residential-10 (R-10) district:

Map	Lot	Number	Street
66	36	30	Appleton Road

- d. Place the following properties currently located in the Residential-20 (R-20) district in the Residential-1 (R-1) district:

Map	Lot	Number	Street
41	385	48	W. Chester Street
41	382	50	W. Chester Street
41	381	52	W. Chester Street
41	378	54	W. Chester Street
41	385.1	32	New Lane
41	384	30	New Lane
41	383	1	Wyer's Way

- e. Place the following properties currently in the LUG-3 district in the R-20 district:

Map	Lot	Number	Street
21	80 (a portion of)	24	Sesachacha Road
21	79 (a portion of)	28	Sesachacha Road
21	78 (a portion of)	30	Sesachacha Road

- f. Place the following properties currently located in the Limited Use General-2 (LUG-2) district in the Residential-40 (R-40) district:

Map	Lot	Number	Street
66	134.1	33	Somerset Lane
66	134.2	31	Somerset Lane
66	134.3	29	Somerset Lane
66	134.4	27	Somerset Lane
67	471	1	Wherowhero Lane

2. Amend Chapter 139 of the Code of the Town of Nantucket, section 4E, by amending the map entitled "Town and Country Designations" by removing the following properties from the Country Overlay District and placing them in the Town Overlay District:

Map	Lot	Number	Street
66	134.1	33	Somerset Lane
66	134.2	31	Somerset Lane
66	134.3	29	Somerset Lane
66	134.4	27	Somerset Lane
67	471	1	Wherowhero Lane

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_ Miscellaneous Zoning Map Changes and Zoning Bylaw Amendment: Town and Country Overlay District" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 49

### **(Zoning Map Change: R-10 to CN/Fairgrounds Road and Newtown Road)**

To see if the Town will vote to :Amend the Zoning Map of Nantucket by placing the following properties currently located in the Residential-10 (R-10) district into the Commercial Neighborhood (CN) District:

MAP	LOT	NUMBER	STREET
55	71	5	Fairgrounds Road
55	72	20	Newtown Road
55	74	19	Newtown Road
67	39	11	Fairgrounds Road
67	38	13	Fairgrounds Road
67	686	15	Fairgrounds Road
67	885	17	Fairgrounds Road
67	156	19	Fairgrounds Road
67	154	21	Fairgrounds Road
67	152	23	Fairgrounds Road
67	151	25	Fairgrounds Road

67	150	27	Fairgrounds Road
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*(Irvin F. Holdgate, et al)*

#### ARTICLE 50

##### **(Zoning Map Change: R-10 to RC/40 & 42R Sparks Avenue)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Residential 10 (R-10) district in the Residential Commercial (RC) district:

Map	Lot	Number	Street
55	602	40	Sparks Ave.
55	603	42R	Sparks Ave.

Or to take any other action related thereto.

*(Catherine Flanagan Stover, et al)*

#### ARTICLE 51

##### **(Zoning Map Change: CI to CN/Portion of 3 Shadbush Road)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Commercial Industrial (CI) district into the Commercial Neighborhood (CN) district:

Map	Lot	Number	Street
78	4.5	3	Shadbush Road

Or to take any other action related thereto.

*(Catherine Flanagan Stover, et al)*

#### ARTICLE 52

##### **(Zoning Map Change: R-20 to VR and LUG-2 to VN, VR and V-TEC at 164, 165, 167, and 171 Hummock Pond Road)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by taking the following actions regarding property at 164, 165, 167, and 171 Hummock Pond Road:

- (1) By placing Assessor Map 65, Parcel 1 (171 Hummock Pond Road), currently located in the Residential 20 (R-20), district in the Village Residential (VR) district.
- (2) By placing a portion of Assessor Map 65, Parcel 38 (165 Hummock Pond Road), currently located in the Limited Use General-2 (LUG-2) district, in the Village Residential (V-R) district.

- (3) By placing a portion of Assessor Map 65, Parcel 38 (165 Hummock Pond Road), a portion of Assessor Map 65, Parcel 1.1 (171R Hummock Pond Road) and Assessor Map 65, Parcel 13.1 (164 Hummock Pond Road), currently located in the Limited Use General-2 (LUG-2) district, in the Village Trade Entrepreneurship and Craft (V-TEC) district.
- (4) By placing a portion of Assessor Map 65, Parcel 38 (165 Hummock Pond Road) and Assessor Map 65, Parcel 36 (167 Hummock Pond Road), currently located in the Limited Use General-2 (LUG-2) district, in the Village Neighborhood (V-N) district

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_ R-20 to VR and LUG-2 to VN, VR and V-TEC at 164, 165, 167, and 171 Hummock Pond Road" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

### ARTICLE 53

#### (Zoning Map Change: Daffodil Lane and Mayflower Circle - R-20 to R-5 and Evergreen Way - LUG-2 to R-10, R-10L, and/or R-20)

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by taking the following actions:

1. Place the following properties, currently located in the Residential-20 (R-20) district in the Residential-5 (R-5) or Residential-5 Limited (R-5L) district:

Map	Lot	Number	Street
68	742	35	Daffodil Lane
68	741	34	Daffodil Lane
68	740	32	Daffodil Lane
68	739	30	Daffodil Lane
68	736	3	Mayflower Circle
68	735	5	Mayflower Circle
68	734	7	Mayflower Circle
68	733	9	Mayflower Circle
68	732	10	Mayflower Circle
68	731	8	Mayflower Circle
68	730	6	Mayflower Circle
68	729	4	Mayflower Circle

2. Place the following properties, currently located in the Limited Use General-2 (LUG-2) district in the Residential-10 (R-10) or Residential-10 Limited (R-10L) and Residential-20 (R-20) district:

68	714 (portions of)	30	Evergreen Way
68	713 (portions of)	28	Evergreen Way



68	712 (portions of)	26	Evergreen Way
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3. Place the following property, currently located in the Limited Use General-2 (LUG-2) district in the Residential-10 (R-10) or Residential-10 Limited (R-10L) district:

68	711(a portion of)	24	Evergreen Way
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All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_ Zoning Map Change: Daffodil Lane and Mayflower Circle - R-20 to R-5 and Evergreen Way - LUG-2 to R-10, R-10L, and/or R-20" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 54

##### **(Zoning Map Change: Evergreen Way, Daffodil Lane, and Davkim Lane - LUG-2 to R-40)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties, currently located in the Limited Use General-2 (LUG-2) district in the Residential-40 (R-40) district:

Map	Lot	Number	Street
68	725	1	Daffodil Lane
68	722	2	Daffodil Lane
68	724	3	Daffodil Lane
68	719	4	Daffodil Lane
68	723	5	Daffodil Lane
68	727	1	Evergreen Way
68	726	3	Evergreen Way
68	721	9	Evergreen Way
68	720	11	Evergreen Way
68	718	13	Evergreen Way
68	717	15	Evergreen Way
68	716	17	Evergreen Way
68	715	19	Evergreen Way
68	710	22	Evergreen Way
68	709	20	Evergreen Way
68	708	18	Evergreen Way
68	707	16	Evergreen Way
68	706	14	Evergreen Way
68	705	12	Evergreen Way
68	704	10	Evergreen Way
68	703	8	Evergreen Way
68	702	6	Evergreen Way
68	701.1	4	Evergreen Way

68	701.2	4A	Evergreen Way
68	700	2	Evergreen Way
68	56.1	R	Davkim Lane

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_\_\_ Zoning Map Change: Evergreen Way, Daffodil Lane, and Davkim Lane - LUG-2 to R-40” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 55

**(Zoning Map Change: LUG-2 to LUG-1 Surfside West and Surfside South - South Shore Road, Rachel Drive, Zachary Way, Tripp Drive, Correia Lane, Felcon Lane, Marilyn Lane, Masaquet Avenue, Morgan Square, Boulevarde, White Street, Pochick Avenue, Okorwaw Avenue, Lover’s Lane and Monohansett Road)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by taking the following actions:

1. Place the following properties identified in the Surfside Area Plan as a portion of “Surfside West”, currently located in the Limited Use General 2 (LUG-2) district, in the Limited Use General (LUG-1) district:

Map	Lot	Number	Street
80	53.1	47	South Shore Road
80	53.2	43	South Shore Road
80	53.3	2	Rachel Drive
80	53.4	4	Rachel Drive
80	53.5	5	Rachel Drive
80	52	1	Zachary Way
80	51	8	Tripp Drive
80	51.1	12	Tripp Drive
80	51.2	4	Tripp Drive
80	51.3	2	Tripp Drive
80	53	3	Rachel Drive
80	54	16	Correia Lane
80	55	17	Correia Lane
80	56	15	Correia Lane
80	57	13	Correia Lane
80	58	9	Correia Lane

80	58.1	11	Correia Lane
80	59	12	Correia Lane
80	60	8	Correia Lane
80	61	4	Correia Lane
80	62	34	South Shore Road
80	63	3	Correia Lane
80	64	33	South Shore Road
80	53.1	47	South Shore Road
80	53.2	43	South Shore Road
80	53.3	1	Rachel Drive
80	53.4	4	Rachel Drive
80	53.5	5	Rachel Drive
80	115	52	South Shore Road
80	117	42	South Shore Road
80	118	36	South Shore Road
80	177	32	South Shore Road
80	294	1	Felcon Drive
80	296.1	29A	South Shore Road
80	296.2	29B	South Shore Road
80	296.3	29C	South Shore Road
80	296.4	29D	South Shore Road
80	311	53	South Shore Road
80	312	2	Zachary Way
80	313	3	Zachary Way
80	326	3	Marylin Lane
80	329	5	Felcon Drive
80	330	9	Felcon Drive
80	331	11	Felcon Drive
80	193	8	Masaquet Avenue
87	3.1	4	Morgan Square
87	3.2	2	Morgan Square
80	310	14	Tripp Drive
80	309	0	Tripp Drive

2. Place the following properties identified in the Surfside Area Plan as a portion of “Surfside South”, currently located in the Limited Use General 2 (LUG-2) district, in the Limited Use General (LUG-1) district:

Map	Lot	Number	Street
80	9	7	White Street

80	10	6	White Street
80	87	8	White Street
80	214	44	Boulevard
80	215	4	White Street
80	215.1	2	White Street
80	216	5	White Street
79	3	40	Lover's Lane
79	29	1	White Street
79	28	1	Okorwaw Avenue
79	31	44	Lover's Lane
79	80	54	Lover's Lane
79	81	52	Lover's Lane
79	82	50	Lover's Lane
79	83	48	Lover's Lane
79	84	46	Lover's Lane
79	129	56	Pochick Avenue
79	61	0	Monohansett Road
79	60	38	Monohansett Road
79	63	50	Okorwaw Avenue
79	112	25	Monohansett Road
79	113	0	Okorwaw Avenue
79	148	15	Monohansett Road
79	173	48	Okorwaw Avenue
79	213	46	Okorwaw Avenue
79	131 (a portion of)	4	Okorwaw Avenue

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_ Zoning Map Change: LUG-2 to LUG-1 Surfside West and Surfside South - South Shore Road, Rachel Drive, Zachary Way, Tripp Drive, Correia Lane, Felton Lane, Marilyn Lane, Masaquet Avenue, Morgan Square, Boulevard, White Street, Pochick Avenue, Okorwaw Avenue, Lover's Lane and Monohansett Road" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 56

**(Zoning Map Change - South Shore Road from LUG-2 to R-10, R-20, and/or R-40 and Town and Country Overlay District Amendment)**

To see if the Town will vote to take the following actions:

1. Amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Limited Use General-2 (LUG-2) district in the Residential-10 (R-10), Residential-20 (R-20), or Residential-40 (R-40) district:

Map	Lot	Number	Street
67	336.7	9	S. Shore Road
67	336.8	7	S. Shore Road
67	336.9	5	S. Shore Road
67	336	3	S. Shore Road

2. Amend Chapter 139 of the Code of the Town of Nantucket, section 4E, by amending the map entitled "Town and Country Designations" by removing the following property from the Country Overlay District and placing it in the Town Overlay District:

Map	Lot	Number	Street
67	336 (a portion of)	3	S. Shore Road

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_ Zoning Map Change - S. Shore Road from LUG-2 to R-10, R-20, and/or R-40 and Town and Country Overlay District Amendment" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### **ARTICLE 57**

#### **(Zoning Map Change: R-10 to CN - Hooper Farm and Fairgrounds Roads and Sparks Avenue)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by placing the following properties currently located in the Residential-10 (R-10) district in the Commercial Neighborhood (CN) district:

Map	Lot	Number	Street
55	204	4	Hooper Farm Road
55	191	4	Sparks Avenue
55	192	6	Sparks Avenue
55	201	8	Sparks Avenue
55	202	10	Sparks Avenue
55	205	12	Sparks Avenue

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_ R-10 to CN: Hooper Farm and Fairgrounds Road and Sparks Avenue" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### **ARTICLE 58**

**(Zoning Map Change: Airport Property: LUG-3 and/or CI to R-5, R-10, and/or CN - 10 Sun Island Road and Zoning Bylaw Amendment: Town and Country Overlay District)**

To see if the Town will vote to take the following actions:

1. Amend the Zoning Map of the Town of Nantucket by placing the following property currently located in the Limited Use General-3 (LUG-3) and Commercial Industrial (CI) districts in the Residential-5 (R-5) and/or Commercial Neighborhood (CN) district:

Map	Lot	Number	Street
69	3.1 (a portion of)	10	Sun Island Road

2. Amend Chapter 139 of the Code of the Town of Nantucket, section 4E, by amending the map entitled "Town and Country Designations" by removing the following property from the Country Overlay District and placing it in the Town Overlay District:

Map	Lot	Number	Street
69	3.1 (a portion of)	10	Sun Island Road

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_ Zoning Map Change: Airport Property: LUG-3 and/or CI to R-5, R-10, and/or CN and Zoning Bylaw Amendment: Town and Country Overlay District" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Airport Commission)*

#### **ARTICLE 59**

**(Zoning Map Change: RC, R-1, ROH, and R-20 to R-40 -Town Open Space)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by taking the following actions:

1. Place the following properties currently located in the Residential Commercial (RC) district in the Residential-40 (R-40) district:

Map	Lot	Number	Street
42.2.3	7	44	Washington Street
42.2.3	17	72	Washington Street
55.1.4	2 (a portion of)	50	Union Street

2. Place the following properties currently located in the Residential Old Historic (ROH) district in the Residential-40 (R-40) district.

Map	Lot	Number	Street
42.3.1	152.1	0	Fair Street
42.3.4	2.1		N. Liberty Street

3. Place the following properties currently located in the Residential-1 (R-1) district in the Residential-40 (R-40) district.

Map	Lot	Number	Street
30	53	11	Jefferson Avenue
55.4.4	58	19	Mill Hill Lane
55.4.4	60	17	Mill Hill Lane
55.4.4	83	15	Mill Hill Lane

4. Place the following properties currently located in the Residential-20 (R-20) district in the Residential-40 (R-40) district.

Map	Lot	Number	Street
41	85	118	Cliff Road
41	195	19	Dukes Road
41	196	21	Dukes Road
41	314	4	Tulip Lane
56	476	31	Meadow View Drive

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_ RC, R-1, ROH, and R-20 to R-40 -Town Open Space" dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

#### ARTICLE 60

#### **(Zoning Map Change: RC-2, VR, LUG-1, and LUG-2 to LUG-3 - Country Open Space)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by taking the following actions:

1. Place the following property currently located in the Residential Commercial-2 (RC-2) district in the Limited Use General-3 (LUG-3) district:

66	132 (a portion of)	15	Somerset Lane
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2. Place the following properties currently located in the Village Residential (VR) district in the Limited Use General-3 (LUG-3) district:

60	140	336	Madaket Road
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60	142	3	Chicago Street
60	19 (a portion of)	3	Baltimore Street
59.3	40		South Cambridge Street
59.4	30		Goose Cove
59.4	87		K Street
59.4	92	48	Tennessee Avenue
59.4	93	50	Tennessee Avenue
59.4	200	50	Tennessee Avenue
60.1.2	70		Madaket Road
60.1.2	25	22	Tennessee Avenue
60.2.1	57/58	299	Madaket Road
60.2.1	59/60	297	Madaket Road
60.2.1	61	295	Madaket Road
60.2.1	62	37	Washington Avenue
60.2.1	96	39	Washington Avenue
60.3.1	7	38	Massachusetts Avenue
60.3.1	21		Rhode Island Avenue
60.3.1	149/150	32	Rhode Island Avenue
60.3.1	146	36	Rhode Island Avenue
60.3.1	192	43	New Hampshire Avenue
60.3.1	194	45	New Hampshire Avenue
60.3.1	204	30	New Hampshire Avenue
60.3.1	214	28	New Hampshire Avenue
60.3.1	216	26	New Hampshire Avenue
60.3.1	218	24	New Hampshire Avenue

3. Place the following properties currently located in the Limited Use General-1 (LUG-1) district in the Limited Use General-3 (LUG-3) district:

55.1.4	9.1	98	Washington Street
55.1.4	9.2	100	Washington Street
55.1.4	9.3	102	Washington Street

4. Place the following properties currently located in the Limited Use General-2 (LUG-2) district in the Limited Use General-3 (LUG-3) district:

Map	Lot	Number	Street
63	1	4	Sheep Pond Road
63	25	3	Sheep Pond Road
63	26	5	Sheep Pond Road
63	52	25	Sheep Pond Road
63	54	23	Sheep Pond Road
63	57	20	Sheep Pond Road
58	1 (a portion of)		Massasoit Bridge Road
58	156	8	Fisher's Landing Road

81	86	5	Hillside Avenue
87	92	4	Station Street
87	154		Weweeder Pond
87	81	32	Western Avenue
40	64	14	Eel Point Road
40	25.5	111	Madaket Road
66	1	124	Hummock Pond Road
66	1.1	120	Hummock Pond Road
66	132 (a portion of)	15	Somerset Lane
57	25		Barrett Farm Road
59	8		Massasoit Bridge Road
65	13	166	Hummock Pond Road

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_\_, Zoning Map Change: RC-2, VR, LUG-1, and LUG-2 to LUG-3 - Country Open Space” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 61

### (Zoning Bylaw Amendment: Accessory Apartment)

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket):*

1. Amend section 2A (Definitions) as follows:

#### **ACCESSORY APARTMENT DWELLING**

A dwelling unit located within an owner-occupied ~~detached single-family dwelling unit building~~, and subject to the following requirements:

(1) ~~Unit size.~~ The exterior architectural design, installation and use of an accessory apartment dwelling shall be secondary and incidental to harmonious with the principal appearance and use of the structure as the owner's home. The gross floor area of the accessory dwelling apartment shall not be less than 300 square feet, nor shall it be more than 800 the gross floor area of the primary dwelling and not greater than 550 square feet or 40% of the gross floor area, including the basement, of the principal structure within which the unit is installed, whichever is the lesser.

(2) ~~Interior design.~~ The accessory apartment dwelling shall be self-contained with separate sleeping, cooking and sanitary facilities for the exclusive use of the occupant. There shall be a maximum of two bedrooms in an accessory apartment.

~~Rooms which might be converted at some future time to a bedroom, such as studies, studios, libraries and the like, shall be counted as bedrooms.~~

~~(3) Exterior design. Modifications to the exterior of an existing principal structure resulting from the installation of an accessory apartment or the design and construction of new homes with accessory apartments shall be consistent with the principal structure's predominant character as a single family home.~~

~~(4) Ownership. The entire structure in which the accessory dwelling apartment is installed contained shall be held in the same ownership.~~

~~(5) Year-round occupancy. As a condition for the issuance and continued validity of an occupancy permit for an accessory apartment, the owner shall execute and record against the deed to said property a restriction, running with the land and in favor of the Town of Nantucket, to the effect that occupancy of the accessory apartment shall be limited to natural persons domiciled in the Town of Nantucket year round and that the dwelling may not be offered for nor used for seasonal occupancy; and the owner shall file with the Town, prior to issuance of an occupancy permit and within 30 days of any change in ownership of the premises, an affidavit, signed under the pains and penalties of perjury by the owner of the principal structure, attesting to the fact that occupancy of the accessory apartment is and will be limited to natural persons domiciled in the Town of Nantucket year round and that the dwellings will not be offered for nor used for seasonal occupancy. The affidavit shall be renewed by the owner of the premises every three years as a condition for retaining an occupancy permit for the accessory apartment.~~

2. Amend section 7A by changing "Accessory Apartment" in the "Use" column to "Accessory Dwelling".

3. Amend section 18B, Table of Parking Requirements, Residential, by changing "Accessory Apartment" to "Accessory Dwelling".

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 62

### (Zoning Bylaw Amendment: Tertiary Dwelling)

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket):*

1. Amend section 2A (Definitions) by adding a new definition, in alphabetical order, as follows:

### **TERTIARY DWELLING**

A third dwelling unit located on a lot, including the following options:

1. An accessory dwelling.
2. A garage apartment not exceeding 550 square feet of gross floor area.
3. A dwelling unit attached to a single family dwelling, within a duplex, or attached to an outbuilding, studio, or shed. The ground cover of the existing building shall not increase more than 550 square feet and the dwelling unit shall not contain more than 550 square feet of gross floor area.
4. A detached building containing not more than 550 square feet of ground cover and not more than 550 square feet of gross floor area.

In the R-5, R-10, and R-20 districts, a maximum of eight (8) bedrooms per lot shall be permitted at the following density:

R-5: 1 bedroom per each 1,000 square feet of lot area;

R-10: 1 bedroom per each 1,400 square feet of lot area;

R-20: 1 bedroom per each 2,500 square feet of lot area;

No more than 120 building permits for a tertiary dwelling shall be granted in any calendar year.

2. Amend section 7A as follows:
  - a. By inserting "Tertiary Dwelling" in the "Use" column below "Accessory Dwelling";
  - b. By inserting an "A" designation in the "Tertiary Dwelling" row for the R-5, R-10, R-20, R-40, LUG-1, LUG-2, and LUG-3 districts, and a "N" for all other districts.
3. Amend section 18B "Table of Parking Requirements" as follows:
  - c. By inserting "Tertiary Dwelling" between "Accessory Dwelling" and "Apartment";
  - d. By inserting a parking requirement of "1" in the R-5, R-10, R-20, R-40, LUG-1, LUG-2, and LUG-3 districts, and an "N/A" in all other districts.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 63

### (Zoning Bylaw Amendment: 'Tiny House' District)

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

In order to relieve some of the pressure for affordable, available housing for year-round residents and seasonal workers, a new Zoning District shall be established.

1. To amend section 2, definitions, as follows:

#### **TINY HOUSE**

A detached structure of less than 500 square feet containing a single dwelling unit, constructed on a moveable trailer, or a slab foundation. A tiny house may be accessory to an existing dwelling(s) on a lot, or constructed on a lot with multiple tiny house dwellings at a density of one unit for each 2,500 square feet of lot area. No commercial or other non-residential uses shall be permitted on a lot containing a tiny house. The Planning Board shall be the special permit granting authority.

2. To amend section 7A, use chart, by inserting in the "Use" column between "accessory apartment" and "garage apartment" a new use "Tiny House" to be allowed by Special Permit (SP) or as an Accessory Use (A) in all zoning districts.
3. To amend section 7B, prohibited uses in all districts, as follows:

(2) Use of a trailer or a building-like container for residential purposes or as a principal or accessory building or structure except such structures designated as "Tiny Houses" or as necessary for storage of chemicals and/or equipment by the Nantucket Fire Department.

4. To amend section 18B, table of parking requirements" by inserting a new column "Tiny House" with a parking requirement of 1 space in all districts.

Or to take any other action related thereto,

*(Isaiah J. Stover, et al)*

### **ARTICLE 64**

#### **(Zoning Bylaw Amendment: Miscellaneous Technical Changes)**

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket):*

1. Amend section 2 (Definitions), as follows:

#### **ACCESSORY USES**

Separate structures, buildings or uses which are subordinate and customarily incidental to a principal structure, building or use located on the same lot. ~~Accessory uses shall not be construed to include a building or structure used in whole or in part for human habitation.~~

#### **ADULT USES**

All uses as described and defined in MGL c. 40A, § 9A, as may be amended from time to time to include: Any establishment which has 10% of its stock-in-trade on hand; whose sales, including rentals from such a portion of stock equals or exceeds 10% of

monthly sales; or has 10% or greater floor area open to and observable by customers used for the display or storage of adult-oriented material, or as presentation time of live or recorded performances, shall be defined as an adult use. Adult uses are subject to the following standards:

(a) A minimum lot area of 20,000 square feet is required for adult uses.

(b) Adult uses shall be located in stand-alone facilities and shall not be allowed within a building or structure containing other retail, commercial, residential, industrial or other uses.

(c) A minimum separation, measured between lot lines, is required between adult uses and the following uses or areas:

Use/Area	Minimum Separation (feet)
State-certified public or private school	300
State-licensed day-care center	300
Religious institution	1,000
Public library	1,000
Other adult uses	500

(d) A minimum ten-foot-wide vegetative buffer consisting of evergreen shrubs and trees not less than five feet in height at the time of the planting shall provide screening from adjacent lots, with exceptions for minimal driveway and utility access.

#### APARTMENT

A dwelling unit located within a commercial structure or detached structures on the same lot with a commercial use...

#### BREEZEWAY

~~An above grade roofed passageway structure, open or enclosed, connecting two buildings. When used to connect a primary dwelling and secondary dwelling, any such breezeway shall be single story and not a bridge, and with be a minimum length of 10 feet and a maximum width of eight feet. Sub-grade connections of any structures on a lot shall not be regulated by this Chapter.~~

#### CAPITAL IMPROVEMENTS

~~Any permanent addition or modification to an affordable unit performed by a third party contractor or by the owner for which valid receipts are furnished documenting costs for labor and materials. In cases involving in-kind labor provided by the owner (sweat equity), the average value of two written estimates of the labor component of the improvement prepared by a licensed contractor before the work is initiated may be used~~

~~to document capital improvement costs. Capital improvements shall not include routine maintenance expenses normally associated with depreciation such as repainting, reshingling or residing, replacement of furnaces, hot water heaters, pumps and wells, septic systems, or the like.~~

#### DUPLEX

A structure containing two dwelling units, ~~but not including primary dwelling with an accessory dwelling unit or tertiary dwelling unit contained therein. An accessory apartment located within a dwelling unit shall not constitute a duplex.~~ In the R-1 and LG D districts only, both dwelling units shall be in the same ownership

#### FAMILY

One or more persons occupying a dwelling unit and living as a single, ~~nonprofit~~ housekeeping unit.

#### GROUND COVER

The horizontal area of a lot covered at grade by structures, together with those portions of any overhangs which contain enclosed interior space; excluding tents, retaining walls, substantially below grade finished or unfinished space, decks and unenclosed porches ~~not over or under an enclosed interior space,~~ gazebos, platforms and steps, game playing courts at grade, ~~uncovered exterior~~ in-ground residential swimming pools, chimneys, bulkheads, bay and bow windows, unenclosed breezeways, air conditioning units, fuel tanks, ~~bow windows,~~ roof eaves, and trash bins. ~~Also excludes,~~ and not more than one accessory detached shed covering an area not to exceed more than 121 ~~200~~ square feet at grade.

#### HOUSEHOLD

~~One or more persons occupying the premises and living together as a single housekeeping unit.~~

#### INCLUSIONARY UNIT

Any rental dwelling unit required pursuant to § 139-11J ~~whose rent, excluding utilities, does not exceed 30% of the gross income of an~~ ~~restricted to employee occupancy occupant.~~

#### MODERATELY PRICED HOUSING

~~Housing units whose sale or resale price is regulated to be occupied by households with annual incomes between 100% and 125% of the median annual household income for Nantucket County as determined by the most recent calculation of the U.S. Department of Housing and Urban Development.~~

#### OCCUPIED

~~Includes the words, "designed, arranged or intended to be occupied."~~

#### PARKING SPACE



An area dedicated to the parking of a motor vehicle, ~~singly or arranged with other parking spaces, meeting the dimensional requirements of set down in §139-18A(3), or otherwise legally nonconforming.~~

### PERSONAL SERVICES

Establishments providing services ~~generally related to personal non-medical needs, frequent or recurrent needed specialized non-medically related services, including, but not limited to: beauty and barber shops, clothing rental, garment repair shops, and shoe repair shops, tanning salons, photographic photography studios, psychic readers reading, tattoo or body piercing studio, or upholster shop, personal training~~. These uses may also include accessory retail sales of products related to the services provided. No personal service establishment shall exceed 3,000 square feet of floor area, and the aggregation of such service establishments on a lot (or on contiguous lots in one ownership) shall not exceed 4,000 square feet of floor area.

### USED

~~As a verb, shall be construed as if followed by the words "or is intended, arranged, designed, built, altered, converted, rented or leased to be used."~~

2. Amend any section of this Chapter to remove references to Academy Hill District (AHD);
3. Amend section 14 as follows:

#### A. Permitted uses in all districts:

- (1) Apartments for occupants age 55 or older or disabled.

#### ~~B. Additional permitted uses in the OIH District:~~

- (12) ~~Medical facilities for long-term care~~ Elder Housing Facility (nursing home);
- (23) Services and facilities for the benefit of the elderly, long-term care residents, disabled persons, and/or others for whom social-welfare programs may be provided.

4. Amend section 25A as follows:

A. Enforcement. This chapter shall be enforced by a Zoning Enforcement Officer appointed by the ~~Board of Selectmen~~ Town Manager...

5. Amend section 29C as follows:

(1) The Board of Appeals may ~~request that the Town Manager~~ appoint a Zoning Administrator (not the Zoning Enforcement Officer); ~~subject to confirmation by the Board of Selectmen, to serve at the pleasure of the Board of Appeals pursuant to such qualifications as may be established by the Board of Selectmen.~~

6. Amend section 29E as follows:

...

(e) To hear and decide appeals from decisions of the Zoning Administrator.

~~(e) To act under the provisions of MGL c. 41, §§ 20 through 23 and MGL c. 41, §§ 81Y, Z, AA and BB.~~

~~(f) The Chairman or, in his or her absence, the acting chairman, may administer oaths, summon witnesses, and call for the production of papers.~~

7. Amend section 33A(2) as follows:

~~(2) Any otherwise permitted alteration, reconstruction, extension or structural change of a building on a lot nonconforming as to lot area shall not result in an increase in ground coverage unless in accordance with the maximum ground cover limitations set forth in § 139-33E(1) below.~~ An extension, alteration, or change to an existing structure or a new structure that will result in an increase in the pre-existing nonconforming ground cover ratio of a lot may be allowed through the issuance of a special permit, provided that the special permit granting authority makes the following findings:

- a. The increase in ground cover ratio will not be substantially more detrimental to the neighborhood than the existing nonconformity;
- b. The resulting ground cover ratio is consistent with the character of the surrounding neighborhood; and
- c. The extension, alteration, or change to the existing structure or the new structure is conforming to other dimensional requirements of this Chapter.

8. Amend section 33A(4) as follows:

... ~~(b) Complete or partial removal and reconstruction of a structure(s) shall not result in an increase in the total ground cover ratio for the lot; ...~~

9. Amend section 33A(3) as follows:

... ~~New~~ Ilots created pursuant to MGL c. 41, § 81P, based upon the exception in the clause of MGL c. 41, § 81L for lots containing two or more structures that predate the adoption of subdivision control in the Town, shall have the same status as preexisting, nonconforming lots, and any structures thereon, which predate the adoption of subdivision control in the Town, shall have the status of preexisting nonconforming structures.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 65

**(Zoning Bylaw Amendment: Definitions/Ownership)**

To see if the Town will vote to amend the Nantucket Zoning By-law, Nantucket Code, Chapter 139, Section 2, Definitions, by inserting therein in alphabetical order the following new definition:

**OWNERSHIP**            Record title to land, as shown upon deeds or other muniments of title on file at the Nantucket Registry of Deeds, the Nantucket Registry District of the Land Court, the Registries of Probate, or other applicable public offices.

or take other action with regard thereto.

*(Arthur I. Reade, Jr., et al)*

**ARTICLE 66**

**(Zoning Bylaw Amendment: Definitions/Municipal)**

To see if the Town will vote to amend the Nantucket Zoning By-law, Nantucket Code, Chapter 139, Section 2, Definitions, by inserting therein in alphabetical order the following new definition:

**MUNICIPAL**            Of or by the Town of Nantucket, the County of Nantucket, or any agency, board or department thereof; and specifically including the Nantucket Islands Land Bank.

or take other action with regard thereto.

*(Arthur I. Reade, Jr., et al)*

**ARTICLE 67**

**(Zoning Bylaw Amendment: Major/Minor Site Plan Review)**

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, section 23 (Site plan review) as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket):*

A. ~~Purpose.~~ This Site Plan Review (SPR) Bylaw is enacted under authority of MGL c. 40A for the purposes of protecting the health, safety, convenience, and general welfare of the inhabitants of the Town of Nantucket, and to ensure compliance with this Chapter. ~~The SPR process regulates the use of land and structures, both those permitted as a matter of right, and those permitted by special permit, to ensure the following:~~

- ~~(1) The safety and convenience of pedestrian and vehicular movement internal to the site, and in relationship to abutting properties and rights-of-way;~~
- ~~(2) The consideration of the protection of the use and enjoyment of the property of abutters;~~
- ~~(3) The adequacy of methods for the disposal of stormwater runoff and sanitary wastes, and for the supply of potable water;~~

- ~~(4) The protection of the historic character of the community in a manner consistent with the Nantucket Historic District Commission guidelines entitled "Building with Nantucket in Mind," and consistent with other design guidelines referenced in, or a part of, this chapter; and~~
- ~~(5) The protection of natural features and environmental resources.~~

~~B. Projects requiring site plan review. No permit for the construction, exterior structural alteration, relocation, occupancy or change in use of any building shall be given, and no residential, commercial, adult use or industrial use, or not for profit use shall be established or expanded except in conformity with a site plan approved in conformance with this section. SPR is required prior to the issuance of any building or use permit, except as follows:~~

~~C. Projects exempted from site plan review.~~

- ~~(1) The construction or enlargement alteration of any single-family or duplex dwelling, or building accessory to such dwelling, except when such dwellings are an integral part of an Major Commercial Development application pursuant to § 139-11 (MCD) of this chapter, and except where such dwellings are located in the Moorlands Management District, § 139-13 of this chapter;~~
- ~~(2) Any building used exclusively for agriculture, horticulture, viticulture, or floriculture;~~
- ~~(3) Any change of use which does not create an intensification of use requiring site plan modification, as determined by the Zoning Enforcement Officer;~~
- ~~(4) Any construction or alteration which has no effect on the footprint of the principal building or accessory structures, and does not add parking.~~
- ~~(5) Any special permit required under § 139-16B, C, and E; § 139-17C; and § 139-33A(5), except for such site information deemed necessary by the review authority to grant the relief requested.~~
- ~~(6) Any use specifically exempted from regulation pursuant to the Massachusetts General Laws.~~

~~D. Major and minor site plan review. A major site plan review shall be required in connection with any use requiring a major commercial development (MCD) special permit by the Planning Board pursuant to § 139-11 of the Zoning Code and MMD, adult use and WECS special permits, and ALC special permits pursuant to § 139-14C. Such major SPR shall be reviewed concurrent with such special permit pursuant to § 139-30. A minor site plan review shall be required for all those uses not requiring an MCD, MMD and WECS special permit, and not specifically exempted pursuant to § 139-23C of the Zoning Code. ADD SOMEWHERE ELSE, C, below.~~

~~E. Site plan review authority.~~

- ~~(1) Major site plan review: Planning Board.~~
- ~~(2) Minor site plan review: Zoning Enforcement Officer, except that the Zoning Board of Appeals shall be the site plan review authority ("review authority") for those uses within the~~

~~threshold limits of this category for which a special permit is required from the Zoning Board of Appeals, and which are not otherwise exempted herein, and the Planning Board shall be the review authority for an MMD special permit with minor site plan review and for minor site plan review for open air markets.~~

~~FB. The special permit granting authority or a Zoning Enforcement Officer, where a special permit is not required, shall be the SPR authority. Required contents of site plan. The review authority may require that all site plans be signed and bear the stamp of a professional engineer when such plans require the design of drainage improvements and site grading. Otherwise, the review authority may accept plans prepared by a professional land surveyor, registered architect, landscape architect, or designer, as appropriate. The review authority may require that all plans showing property lines and/or dimensions from structures to property lines shall bear the stamp of a professional land surveyor. All site plans shall be on standard 18" x 24" or 24" x 36" sheets, or otherwise as deemed appropriate by the review authority, and shall be prepared at a scale appropriate to the size of the site, and the level of detail required (1" = 20' or 1" = 40' preferred).~~

~~(1) Minor site plan review. The review authority may require the following information in connection with a minor site plan review SPR. In deciding determining which requirements will apply to a specific application, the review authority shall consider the size and intensity of the use, and the unique circumstances of each application.~~

- ~~(a) Name of the project, locus, boundaries, North arrow, date, and scale of the plan;~~
- ~~(b) Key Map at a scale of 1" = 500', depicting the property with reference to surrounding properties, roads, and zoning district lines;~~
- ~~(c) Name and address of the owner of record, developer, and professional seal and certification of the certifying professional;~~
- ~~(d) Names and addresses of all owners of record of all abutting property owners;~~
- ~~(e) Existing lot lines, easements, and rights-of-way;~~
- ~~(f) The location, dimensions, and use of all existing and proposed structures within the site;~~
- ~~(g) Location and identification of all existing and proposed site improvements;~~
- ~~(h) General location and identity of all present and proposed utility systems;~~
- ~~(i) Erosion and sedimentation control measures;~~
- ~~(j) Existing and proposed topography at two-foot contour intervals, only if new, or expanded parking and/or drainage structures are proposed;~~
- ~~(k) Flood Hazard (Overlay) District boundary, base flood elevation, and existing and proposed lowest floor elevation, pursuant to § 139-12A of this chapter, as applicable;~~
- ~~(l) Public Wellhead Recharge District boundary, pursuant to § 139-12B of this chapter, as applicable;~~
- ~~(m) A landscape plan, depicting existing and proposed vegetation;~~
- ~~(n) The location of wetlands regulated pursuant to Section 136 of the Wetlands Code, as applicable (for informational purposes);~~

(en) A Zoning Table, demonstrating compliance with the dimensional and bulk requirements of this chapter.

(po) Abutting land uses and the location and use of structures and appurtenant improvements on abutting properties;

(qp) Location and identification of all existing and proposed site improvements, including public and private ways, parking areas, driveways, sidewalks, ramps, curbs, including traffic directional arrows and paintstripping; fences and buffers for screening purposes; paths; outdoor lighting fixtures; walls; service areas; refuse, and other waste disposal containers; standard specifications and typical cross-sections shall be provided, as appropriate;

(rq) A landscape plan depicting existing natural vegetation, including the identity and location of trees four inches in diameter or greater; the location, size, and type of all existing ornamental vegetation; and the location, size and type of proposed landscaping, conforming to the landscaping and buffering standards of this section;

(sr) Building elevations and perspective drawings, as submitted or to be submitted to the Historic District Commission (for informational purposes).

(2) Additional requirements for ~~Major site plan review~~ **SPR** in connection with a major commercial development special permit or a use permit for a project within the Medical Services Overlay District (MSOD) containing at least 4,000 square feet of gross floor area. ~~The site plan requirements for a major site plan review shall include the information required in §§ 139-23F(1), 139-13C, and 139-21B, as applicable, as well as the following information:~~

(a) Storm drainage system details, including existing and proposed **stormwater drainage systems** ~~drainage pipes; drainage swales; detention and/or retention ponds; catch basins, including leaching catch basins and leaching galleries; headwalls, endwalls, and manholes, including top of frame and invert elevations and pipe gradients;~~ and associated storm drainage calculations;

(b) A traffic study, prepared by a professional engineer specializing in traffic analysis, identifying internal vehicular circulation patterns; estimated daily and peak-hour vehicle trips, generated by the existing use (if applicable), or from the proposed use of the site; the measured daily and peak-hour traffic flows, both weekday and weekend (non-holiday), measured during the period between June 15 and September 15, on public and private roads and key intersections expected to be impacted by the project; proposed composite daily and peak-hour traffic on public and private roads and key intersections; a documentation of impacts on level of service; and suggested remedial measures to mitigate the expected impacts of the proposed development.

#### **GC. Waiver of required contents.**

(1) Any applicant for ~~site plan review~~ **SPR** may request ~~in writing~~ a waiver of any requirements of § 139-23F. ~~Waiver requests in connection with a minor site plan review shall be made in writing to the review authority. Requests for waivers to the Planning Board shall be made on a form prescribed by the Board. Each review authority may waive any such information requirements in accordance with such request which it feels are unnecessary in its judgment in order to make a finding that the review objectives and performance standards set down in §~~

~~139-23I and § 139-23J have been met. In granting such waivers, t~~The Planning and Zoning Board review authority shall document for the record their reasons for approving or denying each such waiver, and such waivers shall be approved by a majority vote of each Board present and voting, except in the case of review by the ZEO.

~~(2) In general, the requirements of § 139-23F, Required contents of site plan, are the most stringent requirements which may be required of an applicant. Applications which, in the judgment of the review authority, have less potential for impact on the public health, safety, and well-being may be required to contain a lesser degree of detail. It is the intent of this section that any application which proposes new construction, including the addition of new impervious parking areas, will be subject to more stringent submission requirements. Any applicant who intends to make application may request from the review authority a nonbinding opinion as to the possible plan content requirements for a specific use.~~

#### ~~HD.~~ Site plan review procedures.

~~(1) Preapplication review process.~~ Any prospective applicant shall ~~may~~ arrange for a pre-application conference with the professional staff of each review authority. One or more coordinated review meetings including staff from other applicable Town departments may be scheduled prior to application submission for the purpose of reviewing alternative schematic plans, and to give technical feedback before the applicant makes a significant investment in the project. The prospective applicant may review schematic plans with the review authority on an informal basis.

~~(2) Application submission.~~ An applicant for a site plan review shall submit to the review authority's administrative office copies of a site plan containing the information required by the review authority, together with an application form and fee prescribed by the review authority. The official date of receipt of such plans shall be the day such plans are stamped "received" by the respective administrative office. The Planning and Zoning Boards shall take action on any requests for a waiver of the requirements of § 139-23F. The applicant may be required to amend the application in accordance with those actions. Failure of the applicant to submit the necessary information may be grounds for denial.

#### ~~(3) Minor site plan review.~~

~~(a) For a (3)Any application for which the review authority is the Zoning Enforcement Officer, and which application requires a building permit, upon receipt of the application, and upon a determination that the application is complete, such Zoning Enforcement Officer shall act on the application within the time frame prescribed for the issuance of such building permit. For those applications which may not require a building permit, the Zoning Enforcement Officer shall be acted upon the application within 10 days, exclusive of Saturdays, Sundays, and legal holidays. In the event that the site plan review is denied, the applicant may appeal such denial to the Zoning Board in the same manner as appeals from the action of the Building Commissioner are taken.~~

~~(b) For those a~~Applications for which the review authority is the special permit granting authority Zoning Board, such Board shall act on such application shall be acted upon concurrently within the time frame prescribed by the Board's special permit procedures.



~~(4) Major site plan review. Upon receipt of the application, the Planning Board shall make a determination that the application is complete. The application shall then be processed concurrent with the special permit application, and shall be subject to the same action time frames as such special permit.~~

~~(5) Referrals.~~

~~(a) (4) The Zoning and the Planning Boards, as review authorities for minor and major site plans, respectively, may request a report from other boards, commissions, or departments, including, but not limited to:~~

~~[1] Conservation Commission.~~

~~[2] Historic District Commission.~~

~~[3] Director of Public Works.~~

~~[4] Town Engineer.~~

~~[5] Fire Chief.~~

~~[6] Police Chief.~~

~~[7] Traffic Safety Committee.~~

~~[8] Health Director.~~

~~[9] Water Superintendent.~~

~~[10] Board of Selectmen.~~

~~[11] Commission on Disability.~~

~~(b) Such report shall be submitted within 15 days of the date of such request. Failure of any such agency board, commission, or department to submit such report within the prescribed action deadline fifteen (15) days of the date of the request shall not be cause for denial of the application.~~

~~I.E Review objectives. The Zoning Enforcement Officer, acting as review authority for certain applications for minor site plan review SPR, shall review the site plan, and shall take into consideration the reasonable fulfillment of review Objective No. 1 the purpose of this subsection. The Planning and Zoning Boards, respectively, special permit granting authority shall review the site plan and supporting documentation, and shall take into also consideration the reasonable fulfillment of the following review objectives:~~

~~(1) Conformance with the provisions of the Zoning Code of the Town of Nantucket, and all applicable provisions of the Massachusetts General Laws;~~

~~(21) Protection of public amenities and abutting properties through the mitigation of any detrimental impacts of any proposed use;~~

~~(32) Protection of unique, natural, scenic, or historic features of the site, and the minimization of the obstruction of scenic views, where applicable;~~

~~(43) The s Safety and convenience of pedestrian and vehicular movement within the site, and in relation to rights-of-way and properties in proximity to the site;~~

- (54) Adequate Adequacy of proposed sewage and refuse disposal, and drainage of surface and subsurface water;
- (6) Protection of the island's sole source aquifer;
- (7) Protection of the public health and safety within and adjacent to flood hazard areas;
- (8) Adequate Adequacy of off-street parking and loading;
- (95) Minimization of traffic and safety impacts upon public and private rights-of-way;
- (10) Adequacy of water supply system;
- (116) The project will not place excessive demands on Adequacy of Town services and infrastructure.

JF. Performance standards. In order to receive site plan review approval, any applicant must demonstrate compliance with the following performance standards shall be demonstrated:

- (1) General design philosophy. All commercial and industrial developments which are the subject of any minor or major site plan review shall be developed in accordance with Section III, "Guidelines for Out of Town Commercial Development" of the publication entitled "Requirements and Guidelines for Major Commercial Developments," amended by vote of the Nantucket Planning Board on October 13, 1987.
- (2) Access and traffic impacts. Applicants must demonstrate that the project will minimize traffic and safety impacts:
  - (a) To the extent feasible, access to the site shall be provided utilizing a common driveway or a side street.
  - (a) The number of curb cuts, particularly on the following major and minor collector roads, shall be minimized:
    - [1] Milestone Road.
    - [2] Polpis Road.
    - [3] Orange Street.
    - [4] Sparks Avenue.
    - [5] Surfside Road.
    - [6] Vesper Lane.
    - [7] Old South Road.
    - [8] Nobadeer Farms Road.
    - [9] Lower Pleasant Street.
  - (b) To the extent feasible, access to sites shall be via one of the following means:
    - [1] A common driveway serving adjoining properties;
    - [2] An existing side street;
    - [3] A loop road shared by adjoining properties.
  - (eb) Curb cuts Driveway accesses shall be limited to the minimum width necessary for safe entering and exiting, and shall be designed to provide adequate sight distances;

~~(d) All driveways shall be designed to afford motorists with safe sight distances;~~

(ec) The project design shall assure-ensure safe pedestrian and vehicular circulation within the site;

~~(fd) Any plan to minimize off-site traffic and safety impacts shall avoid conventional solutions to such impacts, including road widening, accel/decel lanes, traffic signals, etc. The Planning Board, as review special permit granting authority for major site plan reviews, may require that a traffic mitigation plan be submitted, which addresses the traffic impacts of a project through alternative physical layouts, staggered employee work schedules; public transit incentive programs for both employees and customers; or other innovative means of reducing traffic impacts.~~

(ge) Sidewalks and/or bicycle paths may be required by either the Planning or the Zoning Board special permit granting authority.

~~(3)Lighting. Lighting shall have a maximum permitted illumination of .5 footcandle unless otherwise permitted by the review authority. Lighting fixtures shall be shielded and directed to prevent glare on adjoining properties, and on public and private rights of way. The design and height of such lighting shall be in keeping with "Building with Nantucket in Mind," specifically the section entitled "New Commercial Design: Exterior Details."~~

~~(4) Parking. Projects shall comply with the following standards governing parking and loading areas:~~

~~(a) Projects shall comply with § 139-18 of this chapter entitled "Off-street parking requirements," and with § 139-20, entitled "Off-street loading facilities."~~

(bf) Parking areas shall be designed to reduce their visual impact from public and private rights-of-way.

~~(c) Parking areas shall be paved, unless the review authority determines that the scale of the site, location, and adherence to the general design philosophy of this section dictate that a shell or gravel driveway is more appropriate. A paved bituminous concrete apron, or apron consisting of a material of equal durability, shall be required where such parking areas or points of ingress or egress abut a paved private or public road.~~

~~(5) Landscaping. Projects shall comply with the following requirements concerning the landscaping of any site subject to a minor or major site plan:~~

~~(a) Plans shall be designed to preserve existing vegetation preserved to the greatest extent feasible;~~

~~(b) Large parking areas (greater than 20 parking spaces) shall have internal landscaped islands;~~

~~(c) Plans shall be developed in accordance with the screening requirements of § 139-19 of this chapter.~~ (g) The Planning or Zoning Board special permit granting authority may, at its discretion, require enhanced landscaping features increase the screening requirements should it based on a determination determine that additional buffering landscaping is necessary to protect abutting properties and public and private roads from incompatible development.

~~(6) Stormwater runoff.~~

(ah) All stormwater runoff from impervious surfaces shall be recharged on-site, unless, during the course of site plan review it is determined by the review authority that recharge is infeasible

~~because of site conditions, or is undesirable because of uncontrollable risks to water quality from such recharge. Recharge shall be by surface infiltration through vegetated surfaces; by leaching catch basins or galleys; or by retention ponds; all as determined to be appropriate by the review authority, following a recommendation from the Town Engineer.~~

~~(b) Projects located within the Public Wellhead Recharge District shall dispose of stormwater in accordance with the requirements of § 139-12B of this chapter.~~

~~(c) Detention/retention basins and drainage pipes~~ Collection systems for stormwater runoff shall be designed for at least a twenty-five-year storm.

~~(7) Erosion and sedimentation control. The erosion and sedimentation control plan shall be in keeping with the scale of the project, and the perceived need be designed to protect subsurface drainage systems, surface waters, public and private roads, and abutting properties from site-generated erosion and sedimentation. These measures are meant to complement any such measures required by the Conservation Commission as a part of its approval of any permit issued pursuant to Chapter 136 of the Town Code. Measures required by other agencies shall be shown on the plan. The review authority may require the following measures, among others:~~

~~(a) A gravel tracking pad to prevent the tracking of soil onto public or private roads.~~

~~(b) Catch basin inlets shall be wrapped with a filter fabric, or otherwise protected to prevent the entry of sediment into catch basins, and, particularly, leaching catch basins.~~

~~(c) Stormwater discharge pipes shall be ringed with hay bales or silt fence to prevent the entry of sediments into detention or retention basins, or wetlands and receiving waters or swales.~~

~~(d) Staked hay bales or silt fences, properly keyed below the ground surface, shall be used to protect adjacent properties where construction activities occur in close proximity to such properties.~~

~~(8) Hazardous materials or wastes. All storage facilities for fuel, hazardous materials, or wastes, and potentially harmful raw materials shall be stored indoors, or, if such storage is infeasible, outdoors in a roofed, impervious diked containment area, with a volumetric capacity equal to 1 and 1/2 times the volume of the materials. Such storage area, design, and specifications shall be depicted on the site plan. Such material storage is prohibited in the Public Wellhead Recharge District, § 139-12B.~~

~~(9) Noise. Any noise due to the construction or operation of any use shall comply with the requirements of Chapter 101 of the Town Code, entitled "Noise."~~

~~(10k) Utilities. Electrical, telephone, cable TV, and other such utilities shall be installed~~ underground where physically and environmentally feasible. Any aboveground improvements ancillary to utility services to a site shall be depicted on the plan, and shall be properly screened. Any ground-mounted satellite communication devices may be subject to site plan review under any limited exclusion issued by the Federal Communications Commission (FCC).

~~(11) Outside storage. Projects should plan for the indoor storage of materials to the greatest extent feasible. Any outdoor storage areas must be identified on the plan; be placed on a paved or gravel surface; and details provided concerning the screening of the storage area from the perspective of public or private roads shall be provided. Any such storage shall be on that portion of the site defined by an extension of the rear wall of the building to points intersecting with the side property lines, and the rear property line, unless specifically waived~~

by the Planning or Zoning Boards following a finding that such storage areas are adequately screened from view. The plans shall specify the nature of the materials to be stored outdoors to the extent feasible.

~~(12) Accessibility to the handicapped. All site improvements shall comply with the requirements of the Americans with Disabilities Act (ADA).~~

~~(13) Additional requirements for adult uses. The purpose and intent of this subsection is to address and mitigate the secondary effects of the adult uses regulated herein. Such secondary effects have been shown to include increased crime, adverse impacts on public health, adverse impacts on the business climate of the Town, adverse impacts on the property values of residential and commercial properties, and adverse impacts on the quality of life in the Town, all of which secondary impacts are adverse to the health, safety, and general welfare of the Town of Nantucket and its inhabitants. The provisions of this subsection have neither the purpose nor intent of imposing a limitation or restriction on the content of any communicative matter or materials, including sexually oriented matter or materials. Similarly, it is not the purpose or intent of this subsection to restrict or deny access by adults to adult uses and to sexually oriented matter or materials protected by the Constitution of the United States of America and of the Commonwealth of Massachusetts, nor restrict or deny rights that distributors or exhibitors of such matter or materials may have to sell, rent, distribute, or exhibit such matter or materials. Neither is it the purpose or intent of this subsection to legalize the sale, rental, distribution, or exhibition of obscene or other illegal matter or materials. In addition to meeting the foregoing standards of Subsection J(1) through (12), inclusive, above, adult uses shall be evaluated in accordance with thresholds stated below:~~

~~(a) A minimum lot area of 40,000 square feet is required for adult uses.~~

~~(b) Adult uses shall be located in stand-alone facilities and shall not be allowed within a building or structure containing other retail, commercial, residential, industrial or other uses.~~

~~(c) A minimum separation, measured between lot lines, is required between adult uses and the following uses or areas:~~

<del>Use/Area</del>	<del>Minimum Separation (feet)</del>
<del>State-certified public or private school</del>	<del>300</del>
<del>State-licensed day-care center</del>	<del>300</del>
<del>Religious institution</del>	<del>1,000</del>
<del>Public library</del>	<del>1,000</del>
<del>Other adult uses</del>	<del>500</del>

~~(d) A minimum ten-foot wide vegetative buffer consisting of evergreen shrubs and trees not less than five feet in height at the time of the planting shall provide screening from adjacent lots, with exceptions for minimal driveway and utility access.~~

~~(e) Parking requirements shall be in accordance with the Code of the Town of Nantucket, as it may be amended from time to time.~~

~~K~~**G**. Final action on site plan.

(1) Before taking final action on a site plan, the review authority may require the applicant to make modifications to the proposed design of the project to ensure that the above-cited review objectives and performance standards have been met.

~~(2)~~ The review authority shall take one of the following actions relative to the site plan:

(a) To approve the application, based on a finding that the proposed project as submitted or modified prior to action is in compliance with the review objectives and performance standards set forth in this section;

(b) To approve the application, subject to any reasonable conditions and modifications as the review authority may deem necessary to ensure conformity with the review objectives and performance standards of this section;

~~(c) To deny the application, based on finding that specific contents of the site plan are missing inadequate, or that the site plan is not in compliance with the review objectives or performance standards set forth in of this section. The Planning and Zoning Boards, as site plan review authorities, shall state upon the record of the meeting the specific reasons warranting such denial. A denial of a minor site plan review shall occur only upon a determination by the review authority that the effect of the development on the public interest is so intrusive that no reasonable conditions can be developed to avoid that effect.~~

~~(3) The Planning and Zoning Boards, acting as review authorities, shall submit a letter to the applicant by certified mail confirming the action taken. A copy of such letter shall be sent to the Zoning Enforcement Officer.~~

~~L~~**H**. Administration.

(1) Any ~~minor site plan review~~ **SPR** approval shall lapse within two years of the date of issuance unless a building permit has been issued in connection therewith, or, in the case of a site plan not requiring a building permit, the commencement of site improvements. The review authority may by majority vote of its membership vote to extend this deadline upon receipt of a written request from the applicant demonstrating just cause for such extension.

(2) A certificate of occupancy shall be issued only upon a determination that the site improvements required under the site plan approval have been completed. In the event that certain improvements have not been completed, the review authority may accept a guarantee equal to 120% of the cost to complete the remaining improvements. A certificate of occupancy may be issued upon the receipt of proof submitted by the review authority acknowledging the receipt of such guarantee. The guarantee shall be released by the review authority upon notice from the Zoning Enforcement Officer that the improvements have been completed in accordance with the approved plan.

(3) Where the provisions of this section might conflict with any other section of this chapter, including the requirements and guidelines for major commercial developments,<sup>[1]</sup> the more stringent provisions shall apply.

~~M. Severability. The provisions of this section are severable. If any provision is held invalid or unconstitutional, the remaining provisions shall remain valid.~~

N. Appeals. Any appeals from the decisions of the Zoning or Planning Boards, as review authorities for site plan reviews, shall be made in accordance with MGL c. 40A.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 68

### **(Zoning Bylaw Amendment: Special Permit Granting Authority for Commercial Uses)**

To see if the Town will vote to amend Chapter 139 (Zoning) of the Code of the Town of Nantucket, section 30A, as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

- A. The special permit granting authority shall be the Board of Appeals for all special permits, except those special permits for which the Planning Board is specifically designated by any provision of this chapter. In instances where any portion of a project involves a special permit application to the Planning Board for apartment, apartment building, elder housing facility, neighborhood employee housing, ~~and registered marijuana dispensary,~~ and tertiary dwelling all pursuant to § 139-2 and § 139-7A, business commercial, commercial industrial, and industrial uses as categorized in the “Use Chart” pursuant to § 139-7A, residential development options pursuant to § 139-8, and for certain uses in the Public Wellhead Recharge District pursuant to § 139-12B, ~~and for uses within the OSCOD pursuant to § 139-12L,~~ the Planning Board shall serve as the special permit granting authority for all other special permits required in connection with such project.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

## ARTICLE 69

### **(Zoning Bylaw Amendment: Definitions/Ownership)**

To see if the Town will vote to amend the Nantucket Zoning By-law, Nantucket Code, Chapter 139, Section 2, Definitions, by inserting therein in alphabetical order the following new definition:



OWNERSHIP            Record title to land, as shown upon deeds or other muniments of title on file at the Nantucket Registry of Deeds, the Nantucket Registry District of the Land Court, the Registries of Probate, or other applicable public offices.

or take other action with regard thereto.

*(Arthur I. Reade, Jr., et al)*

## ARTICLE 70

### **(Zoning Bylaw Amendment: Definitions/Municipal)**

To see if the Town will vote to amend the Nantucket Zoning By-law, Nantucket Code, Chapter 139, Section 2, Definitions, by inserting therein in alphabetical order the following new definition:

MUNICIPAL            Of or by the Town of Nantucket, the County of Nantucket, or any agency, board or department thereof; and specifically including the Nantucket Islands Land Bank.

or take other action with regard thereto.

*(Arthur I. Reade, Jr., et al)*

## ARTICLE 71

### **(Zoning Bylaw Amendment: Height Limitations)**

To see if the Town will vote to amend the Nantucket Zoning By-law, Nantucket Code, Chapter 139, Section 17, Height Limitations, by inserting in Paragraph C the following new subparagraph (7) at the end thereof:

- (7)    The height of a structure which is situated within the “Areas of 100-Year Flood” and/or the “Areas of 100-Year Coastal Flood with Velocity” as established by the Federal Emergency Management Agency (“FEMA”) and depicted upon the Flood Insurance Rate Map promulgated by FEMA, as from time to time revised, shall not exceed 28 feet above the minimum height at which the first floor of the structure will conform with all applicable building codes and FEMA requirements.

or take other action with regard thereto.

*(Arthur I. Reade, Jr., et al)*

## ARTICLE 72

### **(Zoning Map Change: R-1 and R-10 to CN and Zoning Bylaw Amendment: Medical Services Overlay District - Nantucket Cottage Hospital) **NEEDS WORK****

To see if the Town will vote to take the following actions:

1. To amend the Zoning Map of the Town of Nantucket by placing the following property currently located in the Residential-1 (R-1) in the Commercial Neighborhood (CN) district:

Map	Lot	Number	Street
55	131	1	Surfside Road
55	633	3	Surfside Road
55	634	1A	Vesper Lane
55	635	1B	Vesper Lane

2. To amend the Zoning Map of the Town of Nantucket by placing the following property currently located in the Residential-10 (R-10) in the Commercial Neighborhood (CN) district:

Map	Lot	Number	Street
55	247.1	16	Vesper Lane
55	247	18	Vesper Lane
55	248	20	Vesper Lane

3. To see if the Town will vote to amend to Chapter 139 of the Code of the Town of Nantucket by taking the following actions:

- a. By amending section 3F, by inserting the following:

**District**

**Abbreviation**

...

Village Height

VHOD

Medical Services Overlay District

MSOD

- b. By inserting a new section 4G as follows:

The Medical Services Overlay District (§ 139-12J) is shown on a map entitled “Medical Services Overlay District” as may be amended from time to time.

- c. By inserting a new section 12J as follows:

Medical Services Overlay District (MSOD). The purpose of this overlay district is to promote the efficient establishment of medical facilities to service Nantucket residents and visitors. All uses allowed in the underlying zoning district are allowed in the MSOD, except as follows: \_\_\_\_\_.

Notwithstanding the provisions of § 139-17, the maximum height in the MSOD shall be 50 feet. The Planning Board shall be the site plan review authority for any project within the MSOD. Projects exceeding 4,000 square feet of gross floor area shall be subject to major site plan review.

**(4) Town Overlay Hospital Sub-District**

(a) Purpose: The Town Overlay Hospital Sub-District (Hospital Sub-District) is a sub-district established to allow for the development of a hospital and related uses. The Hospital Sub-District provisions are intended to facilitate development that will address the current and future health care needs of the Town.

(b) Minimum Criteria for Town Overlay Hospital Sub-District Developments. In order to be eligible for approval under this Section, a Hospital Development must meet the following threshold criteria:

[1] The Development Parcel shall be located in a Commercial Neighborhood District within the Town Overlay District;

[2] The Hospital Development shall comply with the applicable minimum and maximum density and dimensional controls set out in this Section 139-12.E.(4); and

[3] The Hospital Development shall include Hospital and other compatible and complimentary uses and shall otherwise comply with the provisions set out in this Section 139-12.E.(4).

(c) Application. A Hospital Development shall conform to all other provisions of this Bylaw except to the extent (i) that use, dimensional, parking, and loading requirements are set forth in this Section 139-12.E.(4) or (ii) any such requirements are waived in accordance with Section 139-12.E.(4)(j) below. The Hospital Development shall not restrict owners' rights relative to the underlying zoning district. To the extent there are inconsistencies between provisions of this Section 139-12.E.(4) and any other provisions of the Bylaw, the provisions of this Section 139-12.E.(4) shall govern.

(d) Definitions. The following terms shall have the meanings set forth herein:

[1] Development Parcel - a parcel or parcels of land planned for the future development under the regulations of the Town Overlay Hospital Sub-District.

[2] Helicopter Landing Pad (Helipad) – a landing area or platform for helicopters associated with a Hospital.

[3] Hospital - a health care facility providing patient treatment with specialized staff and equipment.

[4] Hospital Development - development to include a Hospital and the associated parking, maintenance facilities, and accessory uses.

[5] Hospital Housing – short- and long-term residences (including, without limitation, apartments or dormitories) for the use of persons associated with the operation of a Hospital including, but not limited to, staff or service providers.

[6] Parking Facilities – a parking lot which is owned and operated to serve uses within a Hospital Development, which may be located on the same lot as a Hospital or on a

separate lot within the Commercial Neighborhood District and which may offer valet parking, tandem parking or other vehicle management to increase capacity beyond what is otherwise designed.

[7] Maintenance Building – a structure which functions as the housing for utility equipment, a storage facility, a garage, and/or an office for maintenance personnel (with equipment storage).

[8] Medical Office - an office space or structure for use by medical personnel and/or support staff.

[9] Medical Supply Sales – an establishment engaged in the retail sale of medical supplies and equipment.

[10] Rehabilitation Center - a facility used for the provision of in-and/or out-patient rehabilitation services.

[11] Specialty Testing Facilities - a facility used for the performance of specialty medical testing and housing of equipment needed for such testing.

[12] Wellness Center – a facility used for the provision of services for the promotion of healthy living and the prevention of illness and disease.

(e) Use Regulations.

[1] Principal Uses Permitted By Right

- [a] Elder Housing Facilities (e.g., nursing home)
- [b] Hospital
- [c] Hospital Housing
- [d] Medical Office
- [e] Medical Supply Sales
- [f] Office (including office for home care providers)
- [g] Pharmacy
- [h] Rehabilitation Center
- [i] Specialty Testing Facilities
- [j] Wellness Center
- [k] Parking Facilities

[2] Accessory Uses Permitted By Right

[a] Convenience services, such as retail stores, automatic teller machines and banks, post offices, laundries, dry cleaning, convenience stores, restaurants, cafes, and any other services intended primarily to service a Hospital Development.

[b] Food services, including kitchens, cafeterias, and dining rooms.

[c] Helipad.

[d] Maintenance Buildings.

[e] Parking Facilities.

(f) Dimensional Regulations: A Hospital Development shall comply with the following minimum and maximum density and dimensional controls:

[1]	Minimum Lot Size:	10,000 square feet
[2]	Minimum Front Yard Setback	10 feet
[3]	Minimum Side Yard Setback	5 feet
[4]	Minimum Rear Yard Setback	10 feet
[5]	Minimum Frontage	50 feet
[6]	Maximum Ground Cover Ratio	40%
[7]	Maximum Building Height	50 feet
[8]	Open Area	30%
[9]	Regularity Factor	.55

For purposes of this Section 139-12.E.(4), the following structures, uses and building features may exceed the Maximum Building Height set forth above: (i) uses set forth in Section 139-17 B; (ii) structures set forth in Section 139-17 C; (iii) architectural features extending above the primary roof line (whether be sloped or vertical), which lend architectural character to the building (whether or not incorporated to provide screening for mechanical equipment).

(g) Lots

[1] Any Development Parcel shall be entitled to lawfully divide any lot or lots therein, including without limitation by virtue of plans endorsed by the Planning Board pursuant to M.G.L. Chapter 41, section 81P, without modifying the major site plan approval for a Hospital Development and without the need for other approvals under this Bylaw, provided that any such new lot(s) must have minimum frontage of 50 feet at the street line. To the extent consistent with the Subdivision Control Law, M.G.L. Chapter 41, section 81K, et seq., lots within an approved Hospital Development may be separated by a public or private way.

[2] All dimensional requirements applicable to a Hospital Development shall be calculated across the entire Development Parcel, without respect to individual lot lines within the Development Parcel. Consistent with typical site configurations for larger, complex developments, individual buildings within the Hospital Development may be located immediately adjacent to individual lot line boundaries within the Development Parcel.

**Off-Street Parking and Loading:** No land shall be used and no building or structure shall be erected, enlarged or used in the Hospital Sub-district unless the following parking requirements are met:

Principal Use	Parking Spaces Required
Elder Housing Facilities	1 space for every 2 beds
Hospital	2 spaces for every 1,000 square feet of gross floor area
Hospital Housing	1 space for every bedroom
Medical Office	1 space for each 200 square feet of gross floor area
Medical Supply Sales	
Office (including office for home care providers)	
Pharmacy	
Rehabilitation Center	1 space for every 2 beds
Specialty Testing Facilities	TBD
Wellness Center	TBD

Said parking requirements may be provided through off-site Parking Facilities located in the Commercial Neighborhood Zone, which Parking Facilities, if existing to provide parking to a Hospital, shall be permitted as of right.

(h) **Performance Standards:** A Hospital Development shall comply with the following Performance Standards in addition to the Performance Standards set forth in Section 139-23 J:

[1] Due to the nature of a Hospital use, with the need for impediment free traffic for emergency vehicles, the project design shall be exempt from the performance standard in Section 139-23 J (2)(f) and may incorporate conventional solutions to minimize traffic and safety impacts of the project, including but not limited to roadway widening, accel/decel lanes, traffic signals, etc.

[2] Sub-surface infiltration systems shall be an allowed method for stormwater recharge.

[3] A Hospital Development must comply with the requirements of Section 139-12B.

(i) Hospital Site Plan Approval:

[1] No building permit shall be issued and no building or structure shall be erected or moved and no area for parking, loading or vehicular services (including driveways giving access thereto) shall be established or changed in a Hospital Sub-District, except in conformity with a site plan bearing the endorsement of approval of the Planning Board pursuant to the major site plan review provisions of Section 139-23, as modified by this Section 139-12.E.(4).

[2] For purposes of the Hospital Sub-District, the major site plan approval process and procedures shall be as follows:

[a] Public Hearing - The Planning Board shall hold a public hearing, for which notice has been given as provided in M.G.L. Chapter 40A, Section 11, concerning a site plan submitted for review and approval pursuant to this Section 139-12.E.(4).

[b] Action by the Planning Board - Failure of the Planning Board to make any determination concerning the site plan application within sixty (60) days of its public hearing, as such hearing may be extended by consent of the applicant, shall constitute an approval of such application.

[3] In a Hospital Sub-District, the Planning Board shall approve the application based on a finding that the Hospital Development, as submitted or modified prior to its action, is in compliance with the review objectives and performance standards of Section 139-23, as modified by this Section 139-12.E.(4); provided, however, the Planning Board may deny the application if it determines that the effect of the Hospital Development on the public interest is so intrusive that no reasonable conditions can be developed to avoid that effect.

(j) Waivers: In connection with a Hospital Site Plan Approval, the Planning Board, in its discretion, may waive the requirements of this Bylaw, if it determines that such waiver (i) will improve the Hospital Development's ability to service the health care needs of the Town; (ii) is in the best interests of the Town; and (iii) will not substantially derogate from the intent or purpose of this Section 139-12.E.(4).

d. By amending section 17A as follows:

... Height limitations, except as noted in the Medical Services Overlay District and in the Village Height Overlay District, shall be as follows:...

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_ Zoning Map Change: R-1 and R-10 to CN and Zoning Bylaw Amendment: Medical Services Overlay District



- Nantucket Cottage Hospital” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen for Planning Board)*

### **SECTION 3 - BYLAW AMENDMENTS**

#### **ARTICLE 71**

#### **(Bylaw Amendment: Board of Sewer Commissioners/Siasconset Sewer District Map Changes)**

To see if the Town will vote to amend Chapter 41 (Board of Sewer Commissioners), Section 41-3B (Siasconset Sewer District) of the Code of the Town of Nantucket by taking the following actions:

1. By adding the following parcels to the Siasconset Sewer District:

Map	Lot	Number	Street
73.4.2	36	40	New Street SIAS
73.4.2	125	41	New Street SIAS
73	54.2	43	New Street SIAS
73	54.1	45	New Street SIAS
73	9	44	New Street SIAS
73	6	47	New Street SIAS
73	6.2	49	New Street SIAS
73	54.3		New Street SIAS
73	6.1	53	New Street SIAS
73	5	55	New Street SIAS
73	125		New Street SIAS
73	54		New Street SIAS
73	3	63	New Street SIAS
73	3.1	65	New Street SIAS
73.3.1	1 (portion of)	38	Main Street SIAS
73	10	39	Main Street SIAS
73	8/8.1	43	Main Street SIAS
73	55.2	318	Main Street SIAS
73	55.3	320	Main Street SIAS
73	55.4	322	Main Street SIAS
73	55.5	324	Main Street SIAS
73	55.6	326	Main Street SIAS
73	4	1	Manatook Way
73	82	3	Manatook Way
73	83	5	Manatook Way
73	98	1	Hydrangea Lane
73	85	2	Hydrangea Lane

73	97	3	Hydrangea Lane
73	86	4	Hydrangea Lane
73	96	5	Hydrangea Lane
73	87	6	Hydrangea Lane
73	95	7	Hydrangea Lane
73	88	8	Hydrangea Lane
73	94	9	Hydrangea Lane
73	89	10	Hydrangea Lane
73	93	11	Hydrangea Lane
73	90	12	Hydrangea Lane
73	92	13	Hydrangea Lane
73	91	14	Hydrangea Lane
73.4.1	2	40	Burnell Street
49.3.2	16	44	Burnell Street
49.3.2	1.4	55	Burnell Street
49.3.2	1.1	63	Burnell Street
49.3.2	1.2	73	Burnell Street
49.3.2	1.3	83	Burnell Street
73.4.1	3	25	Clifton Street
49.3.2	1	23	Clifton Street
49.3.2	34	21	Clifton Street
49.3.2	19	21R	Clifton Street
49.3.2	21 (portion of)	20	Sconset Avenue
49.3.2	4.1	3	Jennifer Lane
49	76	9	Meetinghouse Lane
49.3.2	3.2	11	Meetinghouse Lane
49.3.2	3.3	15	Meetinghouse Lane
49	69	55	Sankaty Road
49	79	56	Sankaty Road
73.3.2	58.2	6	Underhill Lane
73.3.2	58.3	8	Underhill Lane
74	84 (portion of)	15	Low Beach Road
74	85 (portion of)	17	Low Beach Road
74	83	19	Low Beach Road
74	56	40	Low Beach Road
74	82 (portion of)	1	Stone Post Way
74	81	3	Stone Post Way
74	38.2 (portion of)	4	Stone Post Way
74	80	5	Stone Post Way
74	38.1	6	Stone Post Way
74	79	7	Stone Post Way
74	78	8	Stone Post Way
73.3.2	74	11	Stone Post Way
73.3.2	73	15	Stone Post Way
73.3.2	36	16	Stone Post Way

73.3.2	72	19	Stone Post Way
73.3.2	67	20	Stone Post Way
73.3.2	71	23	Stone Post Way
73.3.2	68	24	Stone Post Way
73.3.2	70	27	Stone Post Way
73.3.2	69	28	Stone Post Way
73.3.2	83	3	Hedge Row
73.3.2	38	25	Morey Lane
49	195	1	Windsor Road
49	196	3	Windsor Road
49	1	5	Windsor Road
49.3.2	17	3	Plainfield Road
73.4.1	1	4	Plainfield Road
49	172	5	Plainfield Road
49	173	6	Plainfield Road
49	171	7	Plainfield Road
49	174	8	Plainfield Road
49	170	9	Plainfield Road
49	175	10	Plainfield Road
49	169	11	Plainfield Road
49	173	12	Plainfield Road
49	177	14	Plainfield Road
49	168	15	Plainfield Road
49	178	16	Plainfield Road

2. By removing the following parcels from the Siasconset Sewer District:

48	5	122	Baxter Road
48	7	119	Baxter Road
73.2.3	1	26	Ocean Avenue
73.3.2	15	28	Ocean Avenue
73.3.2	16	32	Ocean Avenue
73.3.2	53 (portion of)	51	Ocean Avenue
74	74 (portion of)	2	Low Beach Road
74	77 (portion of)		Low Beach Road
74	76 (portion of)	6	Low Beach Road
74	75 (portion of)	8	Low Beach Road
74	72 (portion of)	10	Low Beach Road
74	50	20	Low Beach Road

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article       , Siasconset Sewer District Changes” dated January 2015 and filed herewith at the office of the Town Clerk.

*(Board of Selectmen/Sewer Commissioners)*

## ARTICLE 72

### (Bylaw Amendment: Board of Sewer Commissioners/Town Sewer District Map Changes)

To see if the Town will vote to amend Chapter 41 (Board of Sewer Commissioners), Section 41-3B (Town Sewer District) of the Code of the Town of Nantucket by taking the following actions:

1. By adding the following parcels to the Town Sewer District:

Map	Lot	Number	Street
67	385	16	Green Meadows
30	74.2		Cliff Road
30	607	80	Cliff Road
30	165 (portion of)	81	Cliff Road
30	166	83	Cliff Road
30	606	85	Cliff Road
30	280	82A	Cliff Road
30	274	82B	Cliff Road
30	74.1	84	Cliff Road
30	268	92	Cliff Road
30	75	94	Cliff Road
41	15	96	Cliff Road
41	14	100	Cliff Road
41	269	100A	Cliff Road
41	13	102	Cliff Road
41	11	104	Cliff Road
41	12.1	104	Cliff Road
41	853	106	Cliff Road
41	89	108	Cliff Road
41	90	3	Westmoor Lane
41	218	6	Derrymore Lane
41	100	8	Derrymore Lane
41	101	10	Derrymore Lane
41	17	34	Derrymore Lane
30	74	1	King's Way
30	604	2	King's Way
41	16.1	3	King's Way
30	605	4	King's Way
41	16.2	5	King's Way
30	276	6	King's Way
30	277	8	King's Way
41	806	109	West Chester
41	16.3	35	Pilgrim Road
41	16.4	37	Pilgrim Road

30	74.3	39	Pilgrim Road
67	893	18	Rugged Road
67	165	20	Rugged Road
67	164	24	Rugged Road
67	813	2	Fox Grape Lane
67	810	4	Fox Grape Lane
67	808	6	Fox Grape Lane
67	806	8	Fox Grape Lane
67	805	10	Fox Grape Lane
67	803	1	Scotch Broom Path
55	213	79	Milk Street
41	410 (portion of)	35	Madaket Road
41	901 (portion of)	6	Hickory Meadow Lane
68	150	1	Dooley Court
68	151	3	Dooley Court
68	156	4	Dooley Court
67	800	1	Wood Lily Road
67	835	2	Wood Lily Road
67	801	3	Wood Lily Road
67	836	4	Wood Lily Road
67	802	5	Wood Lily Road
67	837	6	Wood Lily Road
67	804	7	Wood Lily Road
67	841	8	Wood Lily Road
67	807	9	Wood Lily Road
67	819	10	Wood Lily Road
67	809	11	Wood Lily Road
67	815	12	Wood Lily Road
67	811	13	Wood Lily Road
67	812	15	Wood Lily Road
67	814	17	Wood Lily Road
67	834	2	Cranberry Lane
67	833	4	Cranberry Lane
67	832	1	Blazing Star Road
67	831	2	Blazing Star Road
67	830	4	Blazing Star Road
67	829	6	Blazing Star Road
67	826	8	Blazing Star Road
67	825	10	Blazing Star Road
67	823	12	Blazing Star Road
67	822	14	Blazing Star Road
67	820	16	Blazing Star Road
67	827	1	Blue Flag Path
67	828	2	Blue Flag Path

67	824	2	Thistle Way
67	821	4	Thistle Way
67	818	6	Thistle Way
67	817	8	Thistle Way
67	816	10	Thistle Way
67	162	21	Ticcoma Way
67	163	25	Ticcoma Way
68	75	30	Ticcoma Way
67	57	1	Bayberry Lane
68	71	2	Bayberry Lane
67	59	3	Bayberry Lane
67	58	4	Bayberry Lane
67	60	5	Bayberry Lane
67	73	6	Bayberry Lane
67	61	7	Bayberry Lane
67	72	8	Bayberry Lane
67	62	9	Bayberry Lane
67	71	10	Bayberry Lane
67	63	11	Bayberry Lane
67	70	12	Bayberry Lane
67	64	13	Bayberry Lane
67	69	14	Bayberry Lane
67	65	15	Bayberry Lane
67	68	16	Bayberry Lane
67	66	17	Bayberry Lane
67	67	18	Bayberry Lane
59	96.4	15	Somerset Road
56	96.2 (portion of)	9B	Hussey Farm Road
56	97	11	Hussey Farm Road
56	463 (portion of)	4	Manchester Circle
69	31 (portion of)		Old South Road
Lot 1 shown on Plan No. 2013-26, filed at the Registry of Deeds			

Map	Lot	Number	Street
4	393	17	Grove Lane
29	2		Bathing Beach Road
29	3		Bathing Beach Road
29	50		Bathing Beach Road
29	88	62	N. Water Street
29	89		N. Water Street
30	116		Lincoln Park
41	29	48	Cliff Road
42.4.3	47	8	Wesco Place
42.4.3	48	19	N. Liberty Street
42.4.4	33.4	10	Folger Lane

2. By removing the following parcels from the Town Sewer District:

55	600	44	Sparks Avenue
55	241	46	Sparks Avenue
67	16	9	Backus Lane
55	628	17	Backus Lane
55.4.4	83	15	Mill Hill Lane
55.4.4	60	17	Mill Hill Lane
55.4.4	58	19	Mill Hill Lane
67	82.1		Surfside Road
67	345	1	Miacomet Road
67	641	43	Essex Road
29	119	11	Galen Avenue
29	120	9	Galen Avenue
42.4.4	54.2		North Avenue
42.4.4	54.1		North Avenue
55	402	112	Orange Street
55	414 (portion of)	6	Goose Pond Lane
41	587	46	Madaket Road
41	586	48	Madaket Road
41	585	50	Madaket Road
41	584	52	Madaket Road
41	583	54	Madaket Road
41	582	56	Madaket Road
41	314	4	Tulip Lane
41	195	19	Dukes Road
41	196	21	Dukes Road
41	529	5	Saratoga Lane
42.3.1	152.1	0	Fair Street
42.1.4	3		Easton Street Park
42.3.4	156		Rear Woodbury Lane
42.3.4	1	17	North Liberty Street
42.3.4	2.1		North Liberty Street
55.1.4	2 (portion of)	50	Union Street
42.3.2	23.2	30A	Washington Street
42.3.2	23.3	30B	Washington Street
42.2.3	38	60	Washington Street
42.2.3	14	66	Washington Street
42.2.3	17	72	Washington Street
42.2.3	18	74	Washington Street
42.2.3	19	76	Washington Street
55.1.4	9.2	98	Washington Street
55.1.4	9.1	100	Washington Street
55.1.4	9.3	102	Washington Street
55.1.4	38	111	Washington Street
55.1.4	71	111	Washington Street



42.2.4	8		New Whale Street
55.1.4	15		Consue Springs
55	407	4	Goose Pond Lane
55.4.4	15	10	Mill Street

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article       , Town Sewer District Changes” dated January 2015 and filed herewith at the office of the Town Clerk.

*(Board of Selectmen/Sewer Commissioners)*

**ARTICLE 73**  
**(Bylaw Amendment: Board of Sewer Commissioners/  
Siasconset Sewer District Map Changes)**

To see if the Town will vote to amend Chapter 41 (Board of Sewer Commissioners), section 41-3B (Siasconset Sewer District) of the Code of the Town of Nantucket by adding the following parcels to the Siasconset Sewer District:

MAP	LOT	NUMBER	STREET
49.3.2	34	21	Clifton Street
49.3.2	1	23	Clifton Street
73.4.1	3	25	Clifton Street
49.3.2	1.4	55	Burnell Street
49.3.2	1.1	63	Burnell Street
49.3.2	1.2	73	Burnell Street

Or to take any other action related thereto.

*(Erika D. Mooney, et al)*

**ARTICLE 74**  
**(Bylaw Amendment: Board of Sewer Commissioners/  
Town Sewer District Map Changes)**

To see if the Town will vote to: Amend Chapter 41 (Board of Sewer Commissioners), section 41-3A (Town Sewer District) of the Code of the Town of Nantucket by adding Assessor’s Map 67, Parcels 162, 162.1, 162.2, and 162.3, 21 Ticcoma Way and 4, 6, and 8 Micheme Lane, all formerly shown as Parcel 162 or Assessor’s Map 67, 21 Ticcoma Way, to the Town Sewer District, as shown on a map entitled “Plan to Accompany Warrant Article to Place 21 Ticcoma Way and 4, 6, and 8 Micheme Lane, all formerly known as 21 Ticcoma Way, in the Town Sewer District,” dated October, 2014, and file herewith at the Office of the Town Clerk, or to take any other action related thereto.

*(Alfred Terry Sanford, et al)*

**ARTICLE 75**  
**(Bylaw Amendment: Board of Sewer Commissioners/  
Town Sewer District Map Changes)**

To see if the Town of Nantucket will vote to amend Chapter 41 (Board of Sewer Commissioners), Section 41-3a (Town Sewer District) of the Code of the Town of Nantucket by adding the following parcels to the Town Sewer District:

MAP	PARCEL	STREET ADDRESS
80	297.3	4 SOUTH PASTURE LANE
80	297.4	6 SOUTH PASTURE LANE
80	429	6 ½ SOUTH PASTURE LANE
80	297.5	8 SOUTH PASTURE LANE
80	297.6	10 SOUTH PASTURE LANE
80	297.7	12 SOUTH PASTURE LANE
80	430	14 SOUTH PASTURE LANE
80	297.8	SOUTH SHORE ROAD (1-FOOT STRIP)

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_\_\_\_ Town Sewer District Expansion” dated November 21, 2013 and filed herewith at the office of the Town Clerk.

*(Linda F. Williams, et al)*

#### ARTICLE 76

##### **(Bylaw Amendment: Poles and Wires, Removal of)**

To see if the Town will vote to amend Chapter 113 (Poles and Wires, Removal of) of the Code of the Town of Nantucket as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by ~~strikeout~~; these methods to denote changes are not meant to become part of the final text; and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket)*:

#### Chapter 113

##### Poles and Wires, ~~Removal of~~

#### § 113-7. Town use of facilities.

The Town reserves the right to place or maintain, free of charge, wires, signal circuits, signal supply circuits, fiber optic cable and any other equipment or facilities related thereto attached to these circuits belonging to the Town and used by it exclusively for municipal purposes within any new or existing underground facilities, or upon any utility pole or structure which occupies space within the municipal right of way. ~~to the extent excess capacity exists.~~ The Town shall be allowed reasonable access whenever necessary to place, maintain or remove its wires, cables, circuits and equipment within such facilities ~~where excess capacity exists.~~

Or take any other action related thereto.

*(Board of Selectmen)*

#### ARTICLE 77

**(Bylaw Amendment: Peace and Good Order)**

To see if the Town will vote to amend Chapter 105 (Peace and Good Order), Article IV (Public Entertainment) as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text; and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket):*

**§ 105-7. Exceptions.**

This article shall not apply to events sponsored by the Town of Nantucket or the Nantucket School Committee ~~or a Nantucket church or a Nantucket religious denomination or to~~ events occurring in an establishment licensed under MGL c. 140, §183A.

**§ 105-8. Permit Required.**

No person or persons shall engage in, participate in, aid, perform at, form or sponsor any public entertainment reasonably expected to attract 250 persons or more, unless a public entertainment permit shall have been obtained from the Board of Selectmen. No person or persons shall engage in, participate in, aid, perform at, form or sponsor any organized athletic event, unless a public entertainment permit shall have been obtained from the Board of Selectmen.

**§ 105-9. Application.**

E. Fee. ~~There shall be paid at the time of filing the application for a public entertainment permit a non-refundable fee of \$25.~~ From time to time the Board of Selectmen may set a reasonable non-refundable application fee for a public entertainment license.

**§ 105-10. Hearing; standards for permit issuance; notice of decision.**

B. The Board of Selectmen shall issue a permit after the public hearing as provided for hereunder when, from a consideration of the application and from such information as may be obtained at the hearing, including any recommendation that may be received from the Nantucket Park and Recreation Commission, the Board finds that:

(7) Appropriate food service permits shall be obtained from the Health Department for any and all events where food items are served to the public.

Or to take any other action related thereto.

*(Board of Selectmen)*

**ARTICLE 78**

**(Bylaw Amendment: Peace and Good Order)**

To see if the Town will vote to amend Chapter 105 (Peace and Good Order), Article V (Street Performers) as follows *(NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become*

*part of the final text; and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket):*

**§ 105-16. Permit required.**

- A. A street performer's permit shall be issued by the Town to each applicant in exchange for a completed application and ~~a fee of \$50.~~ payment of the applicable fee as from time to time is determined by the Board of Selectmen.
- B. A completed application for a permit, and the permit itself, shall contain such information as may be required by the Town and shall include the applicant's name, current address, permanent address, ~~social security number~~ and telephone number. The permit application shall be signed by the applicant and it shall specify the type of performance for which a permit is requested.
- C. The permit shall be valid from the date on which it is issued to the end of that calendar year.
- D. The permit shall be nontransferable and shall state the applicant's name, type of performance, the permit number of the applicant and the year in which the permit is valid. Each member of a group of performers who play together shall be required to obtain an individual permit.

**§ 105-18. Permitted performances.**

- C. No performer or group of performers may generate sound exceeding a sound level of 80 decibels (db) measured at a distance of 50 feet from the performer or group of performers. The use of sound amplification equipment, ~~equipment or devices to provide background, pre-recorded accompaniment or electronic tempo or background music is expressly prohibited.~~ The use of devices or equipment to generate original sound such as an electric guitar amplifier or electric keyboard shall not be prohibited. The use of internal combustion power generators is prohibited.
- D. A performer may not create any interference with the traffic flow of the public through a public area. ~~The use or placement of power cords along or across a public sidewalk or way is prohibited.~~

**§ 105-20. Violations and penalties.**

- A. Noncriminal disposition. Whoever violates any provision of this article may be penalized by a noncriminal disposition as provided in MGL c. 40, § 21D. The penalty for each violation shall be ~~\$50~~ \$100.
- B. Suspension of permit. A performer who provides false information on the application may have his/her permit permanently suspended. If a performer is found to be in violation of any other provision of this article, the Chief of Police may suspend a permit for no more than 30 days. Any permit holder who disputes the suspension may appeal to the Board of Selectmen.

Or to take any other action as may be related thereto.

(Board of Selectmen)

## ARTICLE 79

### (Bylaw Amendment: Wharves and Waterways)

To see if the Town will vote to amend Chapter 137 (Wharves and Waterways, Town) of the Code of the Town of Nantucket as follows (*NOTE: new language is shown as highlighted text, language to be deleted is shown by strikeout; these methods to denote changes are not meant to become part of the final text and, further, that non-substantive changes to the numbering of this bylaw be permitted in order that it be in compliance with the numbering format of the Code of the Town of Nantucket*):

#### § 137-1. Definitions.

As used in this chapter, the following terms shall have the meanings indicated:

HARBOR MASTER (~~MARINE SUPERINTENDENT~~)—Chief Harbor Master, duly empowered by the General Laws of the Commonwealth of Massachusetts.

JET SKI -- A ski propelled by machinery and designed to travel over water.

MOORING -- Any space upon a waterway wherein a vessel is confined by wet slip, float, mooring, rack, sling, haul-out, trailer or other type of docking facility.

OFFICIAL WAITING LIST -- The official list of names of mooring permit applicants managed by the Town and maintained in the office of the Harbor Master.

PERSONAL WATERCRAFT -- A small vessel of less than 16 feet in length which uses an inboard motor powering a water jet pump or a propeller as its primary source of motive power and that is designed to be operated by a person sitting, standing or kneeling on the vessel rather than the conventional manner of sitting or standing inside a vessel. This term includes jet skis, wet bikes and surf jets.

RESCUE PERSONNEL—~~State and federal law enforcement officials, Nantucket Fire Department, Police Department, Marine and Coastal Resources Department personnel and Nantucket Sheriff's Department Dive Team members.~~

SURF JET -- A surfboard propelled by machinery and designed to travel over water.

WET BIKE -- A vessel designed to travel over water, supported by skis propelled by machinery.

#### § 137-2. Town wharf use regulations.

- A. Except in an emergency, no boats shall be made fast to any of the Town's wharves, floats or piers without the permission of the Harbor Master.

~~B. There shall be no scaling or cleaning of fish or shellfish on any of the Town's wharves, ramps, floats or piers from Brant Point inward of Nantucket Harbor or in Hither Creek from Jackson's Point inward.~~

~~C.B~~ No person shall leave any boat or vessel, fishing equipment, fish or any other personal property upon Town landing places, floats, wharves or pier for longer than is necessary in the act of loading or unloading the same to and from boats or vehicles.

~~D.C~~ The Town shall not be responsible for any loss or damage to boats or vessels at the Town wharves, floats, pier or moorings. Owners will be held responsible for damage caused by them or their vessels to structures and pilings and related facilities owned by the Town.

~~E.D~~ No warp or line shall be passed across the channels or any dock so as to obstruct or interfere with vessels navigating in the area.

~~F.E~~ Except in an emergency, no boats shall fuel at any of the Town's wharves, floats or piers without the permission of the Harbor Master.

### § 137-3. ~~Additional Use~~ regulations.

D. No vessel or watercraft of any kind whatsoever which is unseaworthy or in badly deteriorated condition or which is likely to injure a person or damage private or public property or which might become a menace to navigation shall be permitted to moor in Town waters or tie up at the Town wharves. The Harbor Master may determine whether any watercraft is unseaworthy, dangerous or in a badly deteriorated condition to render it unsafe. Upon making such a determination, the Harbor Master shall give notice to the owner, in writing, of such determination as follows: (a) if the owner is known, then by mail or hand-delivery; (b) if the owner is unknown, then by publication in a newspaper of general circulation within the Town. If, after 10 days following the publication or written notice as provided in the preceding sentence, the owner has failed to remedy the conditions leading to the determination, the Harbor Master may take appropriate steps for removal of same. At any time, the Harbor Master, notwithstanding the foregoing, may act immediately in the event of an emergency to take appropriate steps for immediate removal of any watercraft that presents an eminent threat to life or property; provided, however, that as soon as practicable after taking such action, notice of the action taken shall be provided in the manner set forth in this section. If, after 30 days from the date of notice or publication, the owner of the removed vessel shall fail to reimburse the Town for removal costs, the vessel may then, at the discretion of the Harbor Master, be sold at public auction to cover the costs of removal. If said auction produces surplus proceeds after payment of the costs of removal, said surplus shall be held in a separate account and be paid over to the owner upon proof of ownership. This shall not be deemed to apply to vessels in immediate distress as a result of current emergencies.

~~E. Scope and size of chain on moorings. Length of mooring chain shall be at least the vertical height above the sea bottom to four feet above mean high water. Moorings for boats 10 feet to 23 feet in length shall have a chain of 3/8 inch or larger; moorings for~~

boats from 24 feet to 32 feet in length shall have a chain of 1/2 inch or larger; and moorings for boats 33 feet or larger in length shall use a chain of 5/8 inch. Maximum length of chain shall be no more than 2.5 times the maximum depth of the water, except where the Harbor Master determines otherwise. The location of all moorings shall be determined from time to time by the Harbor Master. No mooring shall be located in the main stream or any channel of any of the harbors of the Town, unless, in the opinion of the Harbor Master, the particular circumstances require it. Moorings shall be located so that vessels lying on them shall not block any channel or approach to wharves or other moorings in the vicinity or create any other hazard to navigation. Overall pennant length shall be no longer than eight feet in all areas other than the General Anchorage. Pennant line size shall be 3/8 inch for boats up to 10 feet, 7/16 inch for boats 11 feet to 23 feet, 1/2 inch for boats 24 feet to 32 feet and 5/8 inch for boats greater than 33 feet.

- F. ~~Any mooring will be inspected by a representative of the Marine & Coastal Resources Department or its designated representative every three years, and a mooring owner may be ordered by the Harbor Master to remove or relocate his/her mooring whenever, in the judgment of the Harbor Master, the safety of other vessels or the optimum use of the area requires such action. The expense of such removal or relocation shall be the responsibility of the owner. Except in emergency situations, an owner shall have at least 14 days to relocate or remove a mooring when so ordered by the Harbor Master. All private moorings shall be removed from any shellfish areas prior to October 15. If the mooring is a Helix type, then the mooring must be outfitted with an approved cap.~~
- G. ~~Each mooring buoy, both summer and winter, shall be painted white and have a minimum one-inch blue band visible above the water and shall be marked with numbers assigned by the Harbor Master Department. The numbers and/or letters shall be a minimum of three inches in height and be clearly visible at all times. All moorings will be marked with the appropriate grid location when assigned by the Harbor Master. Spar buoys shall be upright at all times and not less than 40° at any period of tide and not less than 18 inches exposed. Mooring buoys shall be of customary shape and materials, and the Harbor Master may order the removal of any buoys deemed to be inappropriate in form or appearance. A mooring permit sticker assigned by the Harbor Master shall be affixed to the port side of the bow or the port side of the mast on classic-design wooden sailboats. The number will correspond with the number on the mooring float.~~
- H. ~~Commercial or business use of any vessel or watercraft docked at any Town-owned dock, pier or wharf is prohibited, except:~~
- (1) ~~Charter or commercial fishing boats; or other uses defined as "water dependent" within the meaning of MGL c. 91, § 1, provided that such uses and the vessels employed in such uses are first allocated dock space in accordance with regulations to be adopted by the Board of Selectmen after a public hearing.~~
- I. ~~E~~ **E** ~~Effective May 1, 1990, n~~ **No** vessel or watercraft of any kind whatsoever which is painted with paints containing butyltin compounds shall be permitted to moor in Town waters or tie up at the Town wharves, whether private or public.



~~§ 137-4. Mooring regulations.~~

- ~~A. Any vessel habitually moored in Nantucket shall obtain a mooring permit from the Harbor Master. No permit for a mooring, float or raft shall be transferable to another person, except to a person within the immediate family of the permittee upon approval of the Harbor Master.~~
- ~~B. All moorings must be registered and no mooring shall be placed or maintained in any of the waters of the Town without the approval of and registration by the Marine Department. Only vessels owned by the person holding the permit or lawfully in the possession of persons lawfully entitled to possession and use of a boat for the season for which a mooring is granted, and displaying the proper sticker, will be allowed to fasten to the mooring. The permit may be issued for one or more vessels under common control, but only one vessel can be fastened to a mooring at any time. Subletting of moorings is prohibited.~~
- ~~C. All applications for a permanent mooring space in any Nantucket harbor or waterway shall be submitted in writing on an approved form to the Marine Department. At the time of application if the applicant does not own a boat or is not a person lawfully entitled to possession and use of a boat for the season for which a mooring is granted, no mooring permit will be issued. If an individual holds a valid mooring permit and sells his/her rights to the boat with the intention of replacing it, he/she will have 12 months to replace the boat. If, at the end of 12 months, the boat has not been replaced, the mooring permit shall be forfeited.~~

D.	Length of Boat (feet)	Mushroom Mooring (pounds)	Concrete Block Mooring
	Under 14	50	
	15 to 18	75	
	19 to 22	100	Subject to individual approval by the Harbor Master
	23 to 28	150	
	29 to 32	200	
	33 to 50	500*	
	51 to 65	700	
	Over 65	Subject to individual approval by the Harbor Master	

~~\_\_\_\_\_ No boat shall use a mooring within the Town unless the mooring meets the following minimum standards~~

~~\*NOTE: Three hundred to 400 pounds may be used where holding ground warrants, subject to Harbor Master approval.~~

- E. ~~Scope and size of chain on moorings. Length of mooring chain shall be at least the vertical height above the sea bottom to four feet above mean high water. Moorings for boats up to 26 feet in length shall have a chain of 3/8 inch or larger; moorings for boats from 26 feet to 40 feet shall have a chain of 1/2 inch or larger; and mooring for boats from 40 feet or larger in overall length shall use a chain of 5/8 inch. Maximum length of chain shall be no more than 2.5 times the maximum depth of the water, except where the Harbor Master determines otherwise. The location of all moorings shall be determined from time to time by the Harbor Master. No mooring shall be located in the main stream or any channel of any of the harbors of the Town, unless, in the opinion of the Harbor Master, the particular circumstances require it. Moorings shall be located so that vessels lying on them shall not block any channel or approach to wharves or other moorings in the vicinity or create any other hazard to navigation. If used, pennant length shall be twice the distance from the bow check to the water line. Pennant line size shall be 3/8 inch for boats up to 10 feet, 7/16 inch for boats 21 feet to 30 feet, 1/2 nylon for boats 31 feet to 40 feet.~~
- F. ~~Any mooring may be inspected and its owner may be ordered by the Harbor Master to remove or relocate it whenever, in the judgment of the Harbor Master, the safety of other vessels or the optimum use of the area requires such action. The expense of such removal or relocation shall be the responsibility of the owner. Except in emergency situations, an owner shall have at least 14 days to relocate or remove a mooring when so ordered by the Harbor Master. All private moorings shall be removed from any shellfish areas prior to October 15.~~
- G. ~~Each mooring buoy, both summer and winter, shall be painted white and have a minimum one-inch blue band visible above the water and shall be marked with numbers assigned by the Harbor Master Department. The numbers and/or letters shall be a minimum of three inches in height and be clearly visible at all times. Spar buoys shall be upright at all times and not less than 40° at any period of tide and not less than 18 inches exposed. Mooring buoys shall be of customary shape and materials, and the Harbor Master may order the removal of any buoys deemed to be inappropriate in form or appearance. A mooring permit sticker assigned by the Harbor Master shall be affixed to the port side of the bow or the port side of the mast on classic-design wooden sailboats. The number will correspond with the number on the mooring float.~~
- H. ~~Any existing mooring in place prior to April 5, 1983, shall be allowed to remain in place, provided that it meets the inspection criteria defined above. The owner of said mooring shall be allowed to upgrade to any new standards as defined by this chapter. Nothing in the Code of the Town of Nantucket shall affect the ability, power and duty of the Town and any other governmental entity to relocate moorings for the purpose of opening or maintaining a channel or main stream or for the Town and/or any other governmental entity to exercise rights, if any, to preserve and protect the public's right of navigation.~~

#### **~~§ 137-5. Mooring permits.~~**

- A. ~~Permits for the use of mooring spaces shall be for a period of one year, or any fraction thereof, terminating on December 31 of each year, unless revoked by the Harbor Master~~

~~for good cause, and shall be renewable annually for one year. Payment for mooring permits shall be made in full before the permit will be issued.~~

- ~~B. In areas where no additional spaces are available, applicants therefore shall be placed on an official waiting list maintained at the office of the Harbor Master and actively managed by the Town. The official waiting list shall be a public document and shall be posted conspicuously. The official waiting list shall include the names of all applicants for moorings in chronological order of application, regardless of the applicant's preferences for particular mooring locations. The person at the top of the official waiting list shall have priority to obtain the next available location, but may waive the right to the next available location if it is not in a place convenient for him or her without losing his or her place at the top of the waiting list. In the event of a waiver, the next person on the list shall be offered the location, and if that person waives the right to the location, the next successive person shall be offered the location, et cetera, until someone in succession on the list takes the location and registers a mooring there. Notice to the person entitled to the next available mooring shall be in writing or by any reasonable method. The official waiting list as of January 8, 2008 shall serve as the initial reference document such that applicants listed thereon shall retain seniority unless and until such time any applicant requests removal from said list or declines to respond as necessary to the Town regarding remaining on the official waiting list.~~
- ~~C. It shall be incumbent upon all applicants to ensure that the official waiting list contains any and all information necessary to enable the Harbor Master to immediately contact them should he deem appropriate.~~
- ~~D. A fee set by the Board of Selectmen or its designee shall be payable at the time of application and annually by those applicants wishing to remain on the official waiting list.~~
- ~~E. All boats 10 feet or under, without power, shall be exempt from this section.~~
- ~~F. All dinghies not in use between October 15 and April 1 on property controlled by the Town shall be removed to the owner's property.~~

#### **§ 137-64. Hazards to navigation.**

#### **§ 137-75. Abandonment of vessels, moorings, etc.**

- A. Except in a maritime emergency currently affecting those aboard or others in the immediate vicinity, no vessel, mooring or other object shall be deliberately abandoned, sunk or otherwise placed in waters within the Town of Nantucket where it may constitute a hazard. Any abandoned, sunk or improperly placed vessel, mooring or object so found and any vessel otherwise improperly secured, swamped, sunk, washed ashore or found in a restricted area may be ordered by the Harbor Master to be removed or relocated. The Harbor Master shall give notice to the owner, in writing, of his order as follows: (a) if the owner is known, then by mail or hand-delivery; (b) if the owner is unknown, then by publication in a newspaper of general circulation within the Town. If, after 10 days following the publication or written notice as provided in the preceding sentence, the

owner has failed to remedy the conditions leading to the order, the Harbor Master may take appropriate steps for removal or relocation of same. At any time, the Harbor Master, notwithstanding the foregoing, may act immediately in the event of an emergency to take appropriate steps for immediate removal or relocation of any watercraft that presents an imminent threat to life or property; provided, however, that as soon as practicable after taking such action, notice of the action taken shall be provided in the manner set forth in this section. If, after 30 days, the owner of the removed vessel shall fail to reimburse the Town for removal or relocation costs, the vessel may then, at the discretion of the Harbor Master, be sold at public auction to cover the costs of removal or relocation. If said auction produces surplus proceeds after payment of the costs of removal, said surplus shall be held in a separate account and be paid over to the owner upon proof of ownership.

~~B. Nothing in the above shall be deemed to prevent emergency action by the Harbor Master with or without notice to the owner if, in his judgment, such action is necessary.~~

**§ 137-86. Diving from wharves prohibited.**

**§ 137-97. Underwater divers.**

**§ 137-108. Town launching ramps.**

**§ 137-119. Pollution.**

A. The dumping or discharge of oil, treated or untreated sewage, dead fish, garbage, waste, rubbish or debris of any kind anywhere in Nantucket waterways so as to pollute the waters, shores or beaches of the Town is prohibited. The use of on-board laundry or mechanical dishwashing machinery with over-board discharge is also prohibited in Nantucket waterways as defined in § 137-1. In support of the August 17, 1992, federal designation of Nantucket waters as a federal no discharge zone, the discharge from all vessels of any sewage, whether treated or not, into such waters is prohibited. By May 1, 1990, all commercial piers, private and public, shall be equipped with working sewage pump-out facilities. Facilities at each pier shall be of sufficient capacity at least adequate to fully service any and all vessels capable of docking the maximum number of maximum-sized vessels able to tie up at that pier. In addition, the facility at the Town Pier in Nantucket Harbor shall be adequate to fully service all vessels both moored in the harbor and tied up at that pier.

**§ 137-1210. Waterskiing.**

B. Waterskiing, as hereinbefore permitted, is subject to the provisions of the General Laws of the Commonwealth of Massachusetts and to the further restriction that there shall be no waterskiing within 400 feet of bathers, divers, piers, wharves, floats, other boats or of any shore. "Waterskiing" shall include motor-propelled surfboards and water bikes and the towing or manipulation of a surfboard or other similar device behind a motorboat. Waterskiing in approved areas shall only be done during daylight hours.

- C. ~~Said propelled~~Motor-propelled surfboards may navigate along regular channels of navigation to reach and return from open waters where they are permitted to operate but shall not interfere with the operation of other vessels.

**§ 137-~~13~~11. Floats.**

**§ 137-~~14~~12. Occupancy of vessels.**

- A. No vessel, ~~while said vessel is used as a residence, may remain overnight or be~~ shall be used as a residence in Nantucket harbors unless equipped with sewage holding tanks of sufficient capacity to support the occupants of the vessel.
- B. The determination of sufficient capacity of the vessels sewage holding tanks shall be determined by the Harbor Master in consultation with the Nantucket Health Department.
- C. If a sewerage holding tank pump-out service boat is not available, the vessel must be capable of movement under its own motor power to a pump out location.
- D. If seasonal holding tank pump-out service is not available by boat or at a pier based location, no vessel shall be used as a residence in Nantucket waters unless all of the following conditions are met:
- (1) The vessel owner has sealed its sewerage holding tank system which has been verified by the Harbor Master;
  - (2) The vessel, when used as a residence, will be tied to a pier where toilet facilities are nearby;
  - (3) The Harbor Master has approved in writing the use of the vessel as a residence for a specified period of time and verified its location near working toilet facilities.

~~All mooring permit applicants must provide the Harbor Master with a local contact who, within six hours' notice from the Harbor Master, will be available to aid the Harbor Master in the event of an emergency concerning the applicant's boat.~~

**§ 137-~~15~~13. Fish cars.**

**§ 137-~~16~~14. Speed.**

Within the outermost end of Jacksons Point inward and through the area defined within a line drawn from Coatue Point to the West Jetty on a two-hundred-seventy degree magnetic heading, marked by an appropriate informational buoy and signs maintained by the Town, with the exception of designated areas for water skiing, vessels shall be operated at the speed of which they can maintain steerage way and create a minimum wake, and in no case shall they be operated at more than posted speed limits. This rule shall not apply to vessels engaged in emergency or law enforcement operations.

**§ 137-1715. Severability and compatibility with other regulations.**

- A. Nothing contained herein shall be held or construed to supersede, or conflict with or interfere with the or limit jurisdiction of the United States government or limit or conflict with the laws and regulations of the Commonwealth of Massachusetts, except that in case of concurrent laws or regulations in any case, it shall be intended that the stricter, more restrictive rule or regulation shall apply.
- B. The provisions contained within this Chapter are severable. If any part of this Chapter is declared invalid or unconstitutional by a Court of competent jurisdiction, that declaration shall not affect any other provisions of this Chapter.

**§ 137-1816. Violations and penalties.**

**§ 137-19. Complaints.**

~~All complaints concerning the use of moorings and movements of such vessels on the waterways of the Town shall be submitted in writing to the Marine Department for its action. All complaints concerning waterway facilities, wharves, docks, ramps, dredging and related matters shall be submitted in writing to the Board of Selectmen. Neither the Harbor Master nor the Board of Selectmen shall be required to hold a hearing or take action on any matter not first submitted in writing.~~

**§ 137-2017. Enforcement.**

Whoever violates any provision of this Chapter, or any regulation regarding the use of Town harbors or piers, shall be subject to a fine of \$100, each day constituting a separate offense. The Marine Superintendent, the Harbor Master, and Assistant Harbor Masters and other officers assigned to enforce this Chapter are hereby designated enforcing persons hereunder. The enforcing person may, as an alternative to initiating criminal proceedings, proceed to a noncriminal disposition of any violation of this chapter pursuant to the procedures set forth in MGL c. 40, § 21D.

**§ 137-2118. Personal watercraft.**

No person shall engage in the business of renting to the public, for public operation, any personal watercraft, jet ski, surf jet, wet bike or any motorboat that uses an inboard motor powering a water jet pump or a propeller as its primary source of motive power and that is designed to be operated by a person sitting, standing or kneeling on the vessel rather than the conventional manner of sitting or standing inside a vessel within Nantucket Waterways the waters of the commonwealth and within all coastal waters and inland bodies of water as lie within the limits of the Town of Nantucket without first having obtained a without a license to do so from the Town of Nantucket Board of

Selectmen in compliance with this section and in compliance with all federal, state or local laws pertaining to their use.

~~A. As used in this section, the following terms shall include but are not limited to:~~

~~JET SKI~~

~~———— A ski propelled by machinery and designed to travel over water.~~

~~PERSONAL WATERCRAFT~~

~~———— A small vessel of less than 16 feet in length which uses an inboard motor powering a water jet pump or a propeller as its primary source of motive power and that is designed to be operated by a person sitting, standing or kneeling on the vessel rather than the conventional manner of sitting or standing inside a vessel. This term includes jet skis, wet bikes and surf jets.~~

~~SURF JET~~

~~———— A surfboard propelled by machinery and designed to travel over water.~~

~~WET BIKE~~

~~———— A vessel designed to travel over water, supported by skis propelled by machinery.~~

BA. Subject to such approvals of the commonwealth as may be appropriate, <sup>t</sup>The Board of Selectmen shall adopt rules, regulations and reasonable fees for the issuance of such licenses, renewals thereof and operation of licensees, including but not limited to:

- (1) Adequate insurance for the protection of the public;
- (2) An appropriately equipped chase boat required at all times;
- (3) Personal safety equipment for the safety of users of rented equipment;
- (4) Location of premises so as to be consistent with other water and harbor uses and with the Towns Harbor Plan;
- (5) Loading, unloading and storage of petroleum products intended for use in personal watercraft, jet skis, surf jets or wet bikes in accordance with recommendations as may be made by the Chief of the Fire Department of the Town;
- (6) Designated area for use consistent with navigation and other public uses;
- ~~———— (7) ——— That if any of the rules and regulations are declared unlawful for any reason, the remaining rules and regulations shall continue in full force and effect.~~

H. Exemptions. In addition to the exemptions in §137-22<sup>19</sup>, personal watercraft may be operated within the waters described in Subsections D, E and F if the personal watercraft



is needed for emergency purposes when there is reasonable belief that such use is necessary to protect persons, animals or property.

~~I. And to authorize and direct the Board of Selectmen to take any other action necessary relating to any rules and regulations promulgated thereunder or take any other action related to the foregoing, subject to such approvals of the Commonwealth as may be required.~~

### **§ 137-2219. Exemptions.**

Rescue **Government** personnel are exempt from § 137-2118 while engaged in training exercises, emergency operations and ordinary law enforcement activities.

### **§ 137-2320. Waterkiteboarding.**

~~C. Subject to such approvals of the Commonwealth as may be appropriate, t~~The Board of Selectmen shall adopt rules and regulations and reasonable fees for the issuance of such licenses, renewals thereof and operation of licensees and for the regulation of recreational kiteboarding generally to assure the safety and convenience of the public, including but not limited to:

- (1) Adequate insurance for the protection of the public;
- (2) An appropriately equipped chase boat required at all times;
- (3) Personal safety equipment for the safety of users of rented equipment;
- (4) Avoidance of interference with other water and harbor uses;
- (5) Loading and unloading of kiteboarding equipment.

~~D. This section may be enforced by any police officer, the Harbor Master, or any of their designees, using noncriminal tickets pursuant to §§ 1-2 through 1-6 of the Code of Nantucket.~~

*(Board of Selectmen)*

## **ARTICLE 80**

### **(Bylaw Amendment: Ban on Sale and Use of Balloons)**

To see if the town will amend **Chapter 125-2: Solid Waste Disposal** of the town code to include the following wording under section B as a subset of the regulations:

i. A ban on the sale and/or use of any type of balloon (including, and not limited to, plastic, latex or Mylar balloons) to be inflated with any type of lighter than air gas ( including, and not limited to, helium gas). People importing such novelties from off-island, but disposing of them on-island in any manner other than being contained in a plastic trash bag and transported to

the Landfill, shall be fined pursuant to the provisions of Chapter 1, Article II by Noncriminal Disposition at \$50 per offense.

*(Scott J. Leonard, et al)*

#### **SECTION 4 - MGL ACCEPTANCES/OTHER**

##### **ARTICLE 81**

##### **(Acceptance of Massachusetts General Law Pertaining to Capital Projects Stabilization Fund)**

To see if the Town will vote, pursuant to General Laws Chapter 40, section 5B, to establish a special purpose stabilization fund to be known as the Capital Projects Stabilization Fund; and, further to raise and appropriate or transfer from available funds a sum of money to be deposited in said fund.

Or to take any other action as related thereto.

*(Board of Selectmen)*

##### **ARTICLE**

##### **(Acceptance of General Law/Home Rule Petition Chapter 40C/HDC) OUT??**

##### **ARTICLE 82**

##### **(Repeal of Home Rule Petition Relative to Retirement Benefits for Nantucket Town and County Employees)**

To see if the Town will repeal or rescind the vote taken on Article 90 from the Annual Town Meeting of 2014; Article 90: Home Rule Petition: Relative to Retirement Benefits for Nantucket Town and County Employees.

Or to take any other action related thereto.

*(Artell B. Crowley, et al)*

##### **ARTICLE 83**

##### **(Maintain Existing Retirement Plans)**

To see if the Town will vote to: Continue to maintain the present and existing Retirement Plans and Systems for all Municipal Employees in the same manner as it has in the past.

*(Robert G. Bates Jr., et al)*

#### **SECTION 5 - HOME RULE PETITIONS**

##### **ARTICLE 84**

##### **(Home Rule Petition: Airport Fuel Revolving Fund)**

To see if the Town will vote to authorize the Board of Selectmen to petition the General Court for special legislation set forth below; provided, however, that the General Court may with the approval of the Board of Selectmen, make constructive changes in language as may be necessary or advisable towards perfecting the intent of this legislation in order to secure passage; or to take any other action related thereto.

#### An Act Relative to the Nantucket Memorial Airport Fuel Revolving Account

SECTION 1. Chapter 28 of the acts of 2004 is hereby amended by inserting at the end of section 1 the following:- This fund shall not be included in the calculation of the aggregate limit of all revolving funds authorized under section 53E½ of said chapter 44.

SECTION 2. This act shall take effect upon its passage.

*(Board of Selectmen for Airport Commission)*

*NOTE: The above home rule petition was approved as Article 20 of the 2012 Annual Town Meeting; Article 52 at the 2013 Annual Town Meeting and Article 82 of the 2014 Annual Town Meeting. Home rule petitions currently pending before the legislature, which were not acted upon by December 31, 2014, will expire unless renewed by a confirmatory town meeting vote.*

#### ARTICLE 85

##### **(Home Rule Petition: Community Preservation Committee)**

To see if the Town will vote to present the Home Rule petition set forth below to the General Court, that the Town's representatives in the General Court be requested to introduce legislation set forth below, and that the General Court be authorized, with the approval of the Nantucket Board of Selectmen, to vary the specific text of the requested legislation within the scope of the public policy objectives of the Home Rule Petition set forth below:

#### An Act relative to the Community Preservation Committee in the Town of Nantucket

Section 1. Notwithstanding the provisions of section 5(a) of chapter 44B of the general laws, or of any other general or special law to the contrary, where the historical commission of the town of Nantucket created under section 8D of chapter 40 did not exist at the time the Community Preservation Act was adopted by said town, the community preservation committee in the town of Nantucket shall include one member of the historic district commission established under section 4 of chapter 40C of the general laws, as selected by the commission, in place of one member of the historical commission. Provided, however, that the preceding sentence shall not be interpreted to preclude the town of Nantucket from including a member of said historical commission on the community preservation committee either by appointment or election consistent with the then applicable community preservation committee bylaw.

Section 2. This act shall take effect upon passage.

Or to take any other action related thereto.

*(Board of Selectmen)*

*NOTE: The above home rule petition was approved as Article 67 of the 2012 Annual Town Meeting; Article 59 of the 2013 Annual Town Meeting and Article 84 of the 2014 Annual Town Meeting. Home rule petitions currently pending before the legislature, which were not acted upon by December 31, 2014, will expire unless renewed by a confirmatory town meeting vote.*

## **ARTICLE 86**

### **(Home Rule Petition: Increasing Residential Property Exemption)**

To see if the Town will vote to petition the General Court to enact a special act of the Town of Nantucket the text of which is set forth below, and that the General Court be authorized with the approval of the Board of Selectmen, to make constructive changes in the text thereof as may be necessary or advisable in order to accomplish the intent of this legislation in order to secure its passage, as follows:

#### **An Act Increasing The Exemption For Residential Property To 30 Percent In The Town Of Nantucket**

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same as follows:*

SECTION 1. Notwithstanding section 5C of chapter 59 of the General Laws or any other general or special law to the contrary, with respect to each parcel of real property classified as Class One, residential, in the town of Nantucket as certified by the commissioner of revenue to be assessing all local property at its full and fair cash valuation, and at the option of the board of selectmen, there shall be an exemption equal to not more than 30 per cent of the average assessed value of all Class One residential parcels within the town; provided, however, that the exemption shall be applied only to the principal residence of the taxpayer as used by the taxpayer for income tax purposes. This exemption shall be in addition to any exemptions allowable under section 5 of said chapter 59; provided, however, that the taxable valuation of the property, after all applicable exemptions, shall not be reduced to below 10 per cent of its full and fair cash valuation, except through the applicability of section 8A of chapter 58 of the General Laws and clause Eighteenth of said section 5 of said chapter 59. Where, pursuant to said section 5 of said chapter 59, the exemption is based upon an amount of tax rather than on valuation, the reduction of taxable valuation for the purposes of the preceding sentence shall be computed by dividing the amount of tax by the residential class tax rate of the city and multiplying the result by \$1,000. For the purposes of this paragraph, "parcel" shall mean a unit of real property as defined by the board of assessors of the town in accordance with the deed for the property and shall include a condominium unit.

SECTION 2. A taxpayer aggrieved by the failure to receive the residential exemption authorized under this act may apply for the residential exemption to the board of assessors of the town of Nantucket in writing on a form approved by the board within 3 months after the date on which the bill or notice of assessment was sent. For the purposes of this act, a timely application filed under this section shall be treated as a timely filed application pursuant to section 59 of chapter 59 of the General Laws.

SECTION 3. This act shall take effect as of July 1, 2015 and shall apply to taxes levied for fiscal years beginning on or after July 1, 2015.

Or take any other action relative thereto.

*(Board of Selectmen)*

#### **ARTICLE 87 - "THE HYBRID"**

##### **(Home Rule Petition: Membership of the Harbor and Shellfish Advisory Board)**

To see if the Town will vote to petition the General Court to enact a special act of the Town of Nantucket the text of which is set forth below, and that the General Court be authorized with the approval of the Board of Selectmen, to make constructive changes in the text thereof as may be necessary or advisable in order to accomplish the intent of this legislation in order to secure its passage, as follows:

#### **AN ACT RELATIVE TO THE MEMBERSHIP OF THE HARBOR AND SHELLFISH ADVISORY BOARD OF THE TOWN OF NANTUCKET**

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same, as follows:*

SECTION 1. Except as provided in Section 2 of this act, Chapter 465 of the acts of 1976 is hereby rescinded.

SECTION 2. At the town of Nantucket's annual election in April 2016, the three seats on the Harbor and Shellfish Advisory Board that would otherwise appear on the ballot shall not appear on said ballot and the three elected terms shall be allowed to expire. The remaining four elected seats shall continue as provided in Chapter 465 of the Acts of 1976 as three year terms and such terms are not affected by this act.

SECTION 3. At the expiration of the three elected terms as set forth in section 2 of this act, the Nantucket board of selectmen shall fill three seats on said board by appointment, such that said board shall continue with seven members with four seats filled by election of the voters and three seats filled by appointment. Any member whose term expired at the 2016 annual town election shall be eligible for appointment by the board of selectmen. The board of selectmen shall make initial appointments of one member for one year, one member for two years and one member for three years, with all successive appointments to be for three year terms. Any vacancy arising in the appointed membership shall be filled by the board of selectmen for the balance remaining in said appointed term.

SECTION 4. The board of selectmen shall endeavor to appoint individuals to the Harbor and Shellfish Advisory Board who are currently employed as commercial fishermen or otherwise employed in fields or trades that involve the use of town harbors or shellfish beds. It is the intent of this act that such individuals shall serve on the Board, and any such appointed

member shall be entitled to any exemption available pursuant to general laws chapter 268A or any regulation of the state ethics commission.

SECTION 5. The board shall make recommendations to the board of selectmen of persons to be appointed to the positions of harbor master and shellfish warden. The board shall recommend and advise the selectmen concerning the duties and responsibilities of the harbor master and shellfish warden and the board shall have such other duties and responsibilities as may be prescribed by vote of the town meeting or the selectmen.

SECTION 6. This act shall take effect upon its passage.

Or to take any other action relative thereto.

*(Board of Selectmen)*

**NEEDS BOS REVIEW**

**OR - THE "ORIGINAL"**

**(Home Rule Petition: Harbor and Shellfish Advisory Board)**

To see if the Town will vote to authorize the Board of Selectmen to petition the General Court for special legislation set forth below; provided, however, that the General Court may with the approval of the Board of Selectmen, make constructive changes in language as may be necessary or advisable towards perfecting the intent of this legislation in order to secure passage; or to take any other action related thereto.

**AN ACT EXEMPTING THE HARBOR AND SHELLFISH ADVISORY BOARD MEMBERSHIP  
FROM CONFLICT OF INTEREST REGARDING DISCUSSION OF SHELLFISH LICENSING**

Section 1. The second paragraph of Chapter 465 of the Acts of 1976 ("An Act Establishing a Harbor and Shellfish Advisory Board in the Town of Nantucket") as amended by Chapter 270 of the Acts of 1979 ("An Act Providing for the Filling of Vacancies on the Harbor and Shellfish Advisory Board of the Town of Nantucket"), is hereby amended by adding the following new sentence at the end of the existing text:

"It is the intent of the establishment of the Nantucket Harbor and Shellfish Advisory Board to provide an advisory role for commercial fishermen and those who make a living from the sea, to the Nantucket Board of Selectmen, therefore to encourage such persons to participate in this publicly elected advisory board, the members of the Board shall be exempt from Chapter 268A subsections (a) and (c) of section 17 of the Massachusetts General Laws and from Chapter 268A section 19(a) of the Massachusetts General Laws when participating in the particular matter of providing advice and recommendations to the Board of Selectmen regarding shellfish fishing, harvesting, licensing and fishery standards."

Section 2. This act shall take effect upon its passage.

Or to take any other action related thereto.

*(Board of Selectmen)*

*NOTE: The above home rule petition was approved as Article 66 of the 2009 Annual Town Meeting; Article 62 of the 2010 Annual Town Meeting; Article 83 of the 2011 Annual Town Meeting; Article 75 of the 2012 Annual Town Meeting and Article 56 of the 2013 Annual Town Meeting. Home rule petitions currently pending before the legislature, which are not acted upon by December 31, 2015, will expire unless renewed by a confirmatory town meeting vote.*

## **ARTICLE 88**

### **(Home Rule Petition: Conveyance of Properties from County to Town)**

To see if the Town will vote to petition the General Court to enact a special act of the Town of Nantucket the text of which is set forth below, and that the General Court be authorized with the approval of the Board of Selectmen, to make constructive changes in the text thereof as may be necessary or advisable in order to accomplish the intent of this legislation in order to secure its passage, as follows:

#### **An Act Approving the Conveyance of Property by the County of Nantucket**

Section 1. The County of Nantucket is hereby authorized to convey the following parcels of land, owned by the County of Nantucket to the Town of Nantucket for general municipal purposes and access purposes:

- Assessors Map 60 Parcel 3, Massachusetts Ave.
- Assessors Map 36.2.3 Parcel 51, New York Ave.
- Assessors Map 36.2.3 Parcel 54, New York Ave.
- Assessors Map 36.2.3 Parcel 74, Wisconsin Ave.
- Assessors Map 55.1.4 Parcel 9.1, 100 Washington St.
- Assessors Map 55.1.4 Parcel 9.2, 98 Washington St.
- Assessors Map 60.2.4 Parcel 5, 6 Massachusetts Ave.
- Assessors Map 60.3.1 Parcel 84, 25 Massachusetts Ave.
- Assessors Map 60 Parcel 160, 0 Esther Island
- Assessors Map 61 Parcel 1, 0 Esther Island
- Assessors Map 61 Parcel 2, 0 Esther Island

Section 2. The provision of Chapter 30B of the Massachusetts General Laws and any rights of first refusal in the Commonwealth under the provisions of Section 14 of Chapter 34 of the Massachusetts General Laws shall not be applicable to any conveyance authorized hereunder.

Section 3. This Act shall take effect upon passage.

Or to take any other action relative thereto.

*(Board of Selectmen)*

## **ARTICLE 89**

**(Home Rule Petition: Real Estate Conveyances to Nantucket Islands Land Bank and Madaket Conservation Land Trust (MCLT))**

To see if the Town will vote to authorize the Board of Selectmen to petition the General Court consistent with the requirements of Article 97 of the Amendments to the Massachusetts Constitution to enact special legislation to authorize the transfer and conveyance of certain parcels of land in the Town of Nantucket held for open space, recreational or conservation purposes, as described in more detail below and as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_" dated \_\_\_\_\_, 2015 and filed with the Office of the Town Clerk, to the Town of Nantucket for purposes of conveyance; and further to authorize the Board of Selectmen to convey the respective parcels described below to the Nantucket Islands Land Bank or the MCLT; provided, however, that the General Court may with the approval of the Board of Selectmen, make constructive changes in language as may be necessary or advisable towards perfecting the intent of this legislation in order to secure passage;

***AN ACT AUTHORIZING THE TOWN OF NANTUCKET TO SELL, CONVEY OR OTHERWISE DISPOSE OF CERTAIN LAND SITUATED IN THE TOWN OF NANTUCKET HELD FOR OPEN SPACE, RECREATIONAL OR CONSERVATION PURPOSES TO THE NANTUCKET ISLANDS LAND BANK AND MADAKET CONSERVATION LAND TRUST FOR THE SAME PURPOSES***

*Be it enacted by the Senate and the House of Representatives in General Court assembled, and by the authority of the same, as follows:*

Section 1. Pursuant to Article 97 of the Amendments to the Constitution of the Commonwealth of Massachusetts and notwithstanding the provisions of any general or special law to the contrary, the Town of Nantucket may transfer, sell, convey or otherwise dispose of certain parcels of land situated in the Town of Nantucket to the Nantucket Islands Land Bank for open space, recreational or conservation purposes and described as follows:

- Assessors Map 39, Parcel 8, Eel Point Road;
- Assessors Map 32, Parcel 23, 43 Eel Point Road;
- Assessors Map 33, Parcel 10, Eel Point Road;
- Assessors Map 67, Parcel 345, 1 Miacomet Road;
- Assessors Map 67, Parcel 681, 3 Miacomet Road;
- Assessors Map 67, Parcel 346, 9 Miacomet Road;
- Assessors Map 59, Parcel 28, 2 Long Pond Drive;
- Assessors Map 41, Parcel 29, 48 Cliff Road;
- Proprietors Road, Parcels 1, 2 and 3, on Plan 2014-64, Off Hummock Pond

Any such disposition shall be on such terms and conditions as the Board of Selectmen deem appropriate, which may include the reservation of restrictions and easements, all as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_" dated \_\_\_\_\_, 2015 and filed with the Office of the Town Clerk.

Section 2. Pursuant to Article 97 of the Amendments to the Massachusetts Constitution and notwithstanding the provisions of any general or special law to the contrary, the Town of



Nantucket may transfer, sell, convey or otherwise dispose of a certain parcel of land situated in the Town of Nantucket to the Madaket Land Conservation Trust for open space, recreational and conservation purposes and described as follows:

- Assessors Map 60, Parcel 19, 3 Baltimore Street

Section 3. This act shall take effect upon its passage.

Or to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 90**

#### **(Real Estate Disposition/Home Rule Petition: Transfer of 47 Prospect Street and 1 Milestone Road)**

To see if the Town will vote to: transfer the care, custody and control of a portion of the parcel of land located at 47 Prospect Street, said parcel being a portion of the premises described in deed filed with the Nantucket Registry District of the Land Court in Book 124, Page 403 and noted on Certificate of Title No. 4826, from the Board of Selectmen for park purposes to the Board of Selectmen for general municipal purposes and for the purpose of conveyance or lease, and authorize the Board of Selectmen to convey or lease (for a term of up to ninety-nine (99) years) said portion on such terms and conditions, and for such consideration, as the Board deems appropriate, subject to a restriction that said property be used for healthcare purposes, and to authorize the Board of Selectmen to accept said restriction and amend the same on such terms and conditions as the Board deems appropriate; and authorize the Board of Selectmen to submit a *cy pres* petition, if applicable, and a petition to the General Court for a special act authorizing the transfers of land set forth herein and the conveyance/lease of the portion of 47 Prospect Street under Article 97 of the Amendments to the Massachusetts Constitution; and, further, to satisfy the Executive Office of Energy and Environmental Affairs' "no net loss policy," transfer the care, custody and control of the land located at 1 Milestone Road and identified on Assessors Map 54 as Parcel 45 from the Wannacommet Water Commission or other board or commission having custody thereof for the purpose for which the land is currently held, or such other parcel or parcels of land designated by the Board of Selectmen in its discretion, to the Town of Nantucket and dedicate and designate said property to park purposes in perpetuity, with the foregoing transfers of the portion of the land located at 47 Prospect Street, the property located at 1 Milestone Road and/or the parcels designated by the Board of Selectmen to become effective upon the enactment of the Article 97 legislation.

The portion of 47 Prospect Street to be transferred and sold/leased is shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_ R-40 to CN, and filed herewith at the Office of the Town Clerk.

Or take any other action related thereto.

*(Board of Selectmen)*

**ARTICLE 91**  
**(Zoning Map Change: R-40 to CN)**

To see if the Town will vote to amend the Zoning Map of the Town of Nantucket by taking the following actions (*Note: this article was submitted with a map identifying the intended property*):

Placing the following portion of 47 Prospect Street (Map 55, Parcel 321) located in the Residential 40 (R-40) district in the Commercial Neighborhood (CN) district:

The 1.5 acre parcel shown as "PORTION OF MILL HILL PARK TO BE INCLUDED IN COMMERCIAL NEIGHBORHOOD (CN) DISTRICT. 1.5 AC." on a plan of land entitled "Zoning Exhibit," scale 150 feet to an inch, January 16, 2015, RJO'Connel & Associates, Inc.

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_ R-40 to CN" dated \_\_\_\_, 2015, and filed herewith at the Office of the Town Clerk.

Or take any other action related thereto.

*(Board of Selectmen)*

**ARTICLE 92**

**(Home Rule Petition: Conveyance of Property/Portion of 47 Prospect Street)**

To see if the town will vote to request and fulfill a transfer for a portion of the land described as a portion of Assessors Map 55, Parcel 321, 47 Prospect Street, shown as Lot C on a "plan of Land in Nantucket" dated October 12, 1927 by William F Swift at plan number 12559A and Certificate #4826 dated June 22, 1936 and known as Parcel 3 on the deed transfer from the Nantucket Civic League to the "Inhabitants of the Town of Nantucket" listed at Book 124 Page 405 and Document Number 8977 filed on August 2, 1963 at the Nantucket registry district of the land court. The quantity of space to be transferred will be created as a parcel of land split from west to east at the southern boundary of Map 55.4.1 Parcel 322 and Map 55 Parcel 812 on the opposite side of the road known as "Prospect Street" with a 30 foot indent from the Right of Way property line to create a vegetation buffer, and further to meet at a newly created property line that intersects with this proposed property line north from between the corners of the property lines where Map 55 Parcel 2 meets with Map 55 parcel 320 and where the corners of Map 55 Parcel 3 and a road way that runs North from Vesper lane to meet a road way that exits to the west at Prospect Street, and further, from where these two points meet across the public way only referenced as a "Way" on an enclosed map which exits westerly to Prospect street and further, the intent of this location is to create over a 200 foot buffer of vegetation from the road known as N Mill St, and further, the south eastern corner boundary line of this proposed lot would be 30 feet west from the right of way at the south eastern corner of the lot currently known as Map 55 Parcel 321 which would create approximately a 100,000 square foot parcel, all as shown on an enclosed map called "Proposed delineated property of Mill Hill for Medical Care only". This created parcel will be professionally surveyed to determine the proper locations of said articles intent for property boundaries, and further, if the proposed parcel is larger than 100,000 square feet, the intent of this article is for the northern portion of the proposed property line be moved southerly to lower the size of the proposed parcel to meet the intent of a 100,000 square foot parcel. If the size of the proposed parcel is smaller than that is intended by the map and written proposed

boundary line locations, then the property lines will remain as the intent of this article is written, and further, request the town to strongly suggest a ground elevation of any building or structure not to exceed 44 feet above sea level, and further this portion of property is also a part of parcel known as "Mill Hill Park", from the Nantucket Civic League, Board of Selectman, Park and Recreation or any other board of committee with custody of the property, with in the county of and town of Nantucket to the Board of Selectman for leasing for medical purposes related to uses such as hospital, clinical, or dental purposes including bed patient care purposes provided further that use of such land for housing or non-medical purposes shall be prohibited with the exception of a cafeteria, and the property will accommodate less than 15% non-medical administrative operations and further to authorize the Board of Selectman to lease said land in accordance with chapter 30B for period up to ninety-nine (99) years with an option to renew for an additional fifty years to the Nantucket Cottage Hospital, Inc. or any of its affiliates. With the intent that the first Fifteen (15) years from commencement of said lease shall be rent free or set at some other amount needed solely to cover the Towns expense due to infrastructure expansion including carrying cost of said improvements, and further, after the first Fifteen (15) years, rental payment of \$100,000 a year or such other appropriate amount determined by future vote at a designated Town Meeting, with an increase to said rent every five years based on the Boston CPI of the highest percentage over the previous five years, and further if any portion of the land is rented to a medical provider other than the said hospital or no longer uses the property for such purposes or uses of the property for purposes inconsistent with the lease, that such lease shall be terminated and the property shall revert to the town of Nantucket in its fee, and such to authorize the BOS to include such actions, other provisions in said lease as may be needed to allow for the Board of Selectman to carry out purposes of this article, further to authorize the board of Selectman to petition the general court for such approval as may be necessary to carry out act, including approval under Article XCVII of the Amendments to the Constitution of this Commonwealth of Massachusetts, and further to transfer the land described as Map 54 parcel 45 along the western portion of the lot that will travel north to south along the eastern side of the Bike path from Wannacommet Water Commission or other board or committee for park purposes which land is approximately equal size and construction value as the parcel to be leased to the said hospital, or such other parcel as shall be deemed appropriate. Or to take any other action related thereto

Section 2. This act shall take effect upon its passage.

*(Thomas Barada, et al)*

## **ARTICLE 93**

### **(Home Rule Petition: Repeal of Amendment of Historic District Commission Act Relative to Membership)**

To see if the Town will vote to request its representatives in the General Court to file with the General Court a home rule petition for the enactment of legislation as set forth below for the purpose of repealing Chapter 338 of the Acts of 2014 (the text of which Act to be repealed is set forth below) so as to reinstate the language previously in existence prior to the adoption of said chapter 338 for an all elected Historic District Commission; to authorize the General Court, to make constructive changes in language as may be necessary or advisable towards perfecting the intent of this legislation to secure passage; or to take any other action

related thereto; An Act repealing Chapter 338 of the Acts of 2014 Section 1. Chapter 338 of the Acts of 2014 is hereby repealed. Section 2, this Act shall take effect upon passage:

**Chapter 338 AN ACT RELATIVE TO THE MEMBERSHIP OF THE HISTORIC DISTRICT COMMISSION FOR THE TOWN OF NANTUCKET**

*Be it enacted by the Senate and House of Representatives in General Court assembled, and by the authority of the same as follows:*

*SECTION 1. The first paragraph of section 3 of chapter 395 of the acts of 1970, as amended by chapter 291 of the acts of 1985, is hereby further amended by striking out the third sentence and inserting in place thereof the following sentence:- Two members shall be appointed for rotating 3-year terms by the board of selectmen in accordance with section 3.4(a)(3) of the charter of the town of Nantucket and 3 members shall be elected for rotating 3-year terms at the annual town election.*

*SECTION 2. The second paragraph of said section 3 of said chapter 395 is hereby amended by striking out the second, third and fourth sentences, as appearing in chapter 314 of the acts of 1990, and inserting in place thereof the following 2 sentences:- Three such associate members shall be appointed by the board of selectmen in accordance with section 3.4(a)(3) of the charter of the town of Nantucket for rotating 3-year terms. Vacancies in said office shall be filled by the board of selectmen for the remainder of the unexpired term.*

*SECTION 3. At the 2016 annual town election in the town of Nantucket, the offices of the Historic District Commission shall not appear on the ballot. Instead, the term each incumbent elected member whose term would otherwise expire at said election shall terminate upon the appointment of a successor by the board of selectmen in accordance with this act. The Historic District Commission shall be reconstituted as an elected and appointed board as provided in this act.*

*Notwithstanding any provision of this act to the contrary, the members whose terms would otherwise expire at the 2016 annual town election shall be eligible for appointment by the board of selectmen. Any other elected or appointed member or associate member of the Historic District Commission holding office on the effective date of this act shall continue to serve in such position until the expiration of such elected or appointed term, or their sooner retirement, resignation or recall in accordance with section 5.4 of the charter of the town of Nantucket. Any vacancy arising in the membership or associate membership of the commission after the effective date of this act shall be filled in accordance with section 3 of chapter 395 of the acts of 1970. No contracts or liabilities in force on the effective date of this act shall be affected by the change in composition of the membership of the Historic District Commission and such reconstituted commission shall, in all respects, be the lawful successor of the elected commission. All records, property and equipment of the elected commission shall be assigned to the reconstituted commission.*

*SECTION 4. This act shall take effect upon its passage.*

*(Linda F. Williams, et al)*

**ARTICLE 94**

**(Home Rule Petition: Amendment of Historic District Commission Act)**

To see if the Town of Nantucket will vote to request its representatives in the General Court to file with the General Court a home rule petition for the enactment of legislation as set

forth below amending the Historic District Commission Act of 1970, as amended, (Nantucket Historic District Commissions Enabling Act, (ACTS, 1970. CHAP. 395, AS AMENDED BY ACTS: 1972, CHAP. 708; 1984, CHAP. 300; 1985, CHAP. 291; 1987, CHAP. 735; 1989, CHAP. 333; 1990, CHAP. 314; 1998, CHAP. 193; 2000, CHAP. 57; 2002, CHAP. 90; 2010, CHAP. 8) to provide that the five (5) Historic District Commissioners be elected as so stated in the Act of 1970, with the three associate members to be appointed by the Nantucket Board of Selectmen; further to authorize the General Court, to make constructive changes in language as may be necessary or advisable towards perfecting the intent of this legislation to secure passage; or to take any other action related thereto, as follows:

### SECTION 3 SHALL READ AS FOLLOWS:

SECTION 3. There is hereby established in the Town of Nantucket an Historic District Commission consisting of five (5) ~~unpaid~~ members who shall be ~~resident taxpayers of the Town of Nantucket, to be~~ originally appointed by the Board of Selectmen. The Historic District Commission shall have the powers and authority and perform all the duties as hereinafter enumerated and provided. The original appointment of the members of the Historic District Commission shall be one (1) for one (1) year, one (1) for two (2) years, one (1) for three (3) years, one (1) for four (4) years and one (1) for five (5) years, from March the first following the year of such appointment or until their successor is elected, and thereafter upon the expiration of any term, the members of the Commission shall be elected at the Annual Town Meeting (which, for the purposes of this Act, shall include the annual election for local offices) for a term of three (3) years. Vacancies occurring in the Commission, other than by expiration of term of office, shall be filled by appointment by the Board of Selectmen, but such appointment shall be only for the unexpired portion of the term of the member replaced. The Chairman of the Historic District Commission may designate an associate member to sit on the Commission in case of absence, inability to act or unwillingness to act because of self-interest on the part of a member of the Commission, or in the event of a vacancy on the Commission until said vacancy is filled in the manner provided herein, that member's place shall be taken by an associate member designated by the Chairman. ~~conflict of interest on the part of any member thereof~~ Three (3) such associate members shall be ~~elected at the Annual Town Meeting~~ appointed by the Board of Selectmen (which, for the purposes of this Act, shall include the annual election for local offices) for terms of such length and so arranged that the terms of an associate member shall expire each year. An associate vacancy occurring other than by expiration of the term shall be filled for the unexpired term by ~~election at the Annual Town Meeting~~ appointment of the Board of Selectmen. Beginning at the expiration of the associate member's term in 2016, the Board of Selectmen shall appoint an associate member to the position for a three-year term, and as each associate member's term expires subsequent to that, the Board of Selectmen shall make such appointments for three-year terms. ~~During the period between April 1989 and the next town meeting three (3) associate members shall be designated by election at the Annual Town Meeting.~~ The members of the Commission shall be exempt from subsections (a) and (c) of section 17 of chapter 268A of the General Laws. [Amended by St. 1998, Ch. 193; St. 2002, Ch. 90]

*(Linda F. Williams, et al)*

## ARTICLE 95 (Home Rule Petition: Amendment of Historic District Commission Act)

To see if the Town of Nantucket will vote to request its representatives in the General Court to file with the General Court a home rule petition for the enactment of legislation as set forth below amending the Historic District Commission Act of 1970, as amended, (Nantucket Historic District Commissions Enabling Act, (ACTS, 1970. CHAP. 395, AS AMENDED BY ACTS: 1972, CHAP. 708; 1984, CHAP. 300; 1985, CHAP. 291; 1987, CHAP. 735; 1989, CHAP. 333; 1990, CHAP. 314; 1998, CHAP. 193; 2000, CHAP. 57; 2002, CHAP. 90; 2010, CHAP. 8); further to authorize the General Court, to make constructive changes in language as may be necessary or advisable towards perfecting the intent of this legislation to secure passage; or to take any other action related thereto. The text is as follows in its entirety:

Historic District Commission.

**ACTS, 1970. CHAP. 395AS AMENDED BY ACTS: 1972, CHAP. 708; 1984, CHAP. 300; 1985, CHAP. 291; 1987, CHAP. 735; 1989, CHAP. 333; 1990, CHAP. 314; 1998, CHAP. 193; 2000, CHAP. 57; 2002, CHAP. 90; 2010, CHAP. 8; 2014, CHAP. 338. AN ACT ESTABLISHING AN HISTORIC DISTRICT COMMISSION FOR THE TOWN OF NANTUCKET AND ESTABLISHING NANTUCKET ISLAND AS THE HISTORIC DISTRICT**

Be it enacted, etc., as follows:

SECTION 1. Chapter 601 of the Acts of 1955 is hereby repealed and the Historic Districts Commission is hereby abolished.

SECTION 2. ~~The purpose of this Act is to promote the general welfare of the inhabitants of the Town of Nantucket through the preservation and protection of historic buildings, places and districts of historic interest through the development of an appropriate setting for these buildings, places and districts and through the benefits resulting to the economy of Nantucket in developing and maintaining its vacation-travel industry through the promotion of these historic associations.~~

The purpose of this chapter is to promote the educational, cultural, economic and general welfare of the inhabitants of the Town of Nantucket through the preservation and protection of the historic buildings, places and districts of historic interest with distinctive characteristics significant in the history of Nantucket architecture, and through the development, maintenance and improvement of settings for such buildings and places and the encouragement of design compatible therewith that would benefit the economy of Nantucket and maintain its vacation-travel industry through the promotion of these historic associations.

SECTION 2A. ~~For purposes of this Act, the following words shall have the following meanings: "Altered" shall include the words rebuilt, reconstructed, rehabilitated, remodeled, renovated, and restored, demolished and moved. "Building," a combination of materials forming a shelter for persons, animals or property. "Commission," the Nantucket Historic District Commission, acting as the Historic District Commission. "Constructed" shall include the words built, erected, installed and enlarged, and re-sited. "Exterior architectural features," such portions of the exterior of a building or structure, including the size and shape of proposed buildings and structures described in subsection (b) of section 9, as are open to view from a beach, a public way, a traveled way, a street or way shown on a land court plan or shown on a plan recorded in the Registry of Deeds, a proprietor's road, a street or way shown on a plan approved and~~

~~endorsed in accordance with the Subdivision Control Law, a public park or a public body of water, and shall include but not be limited to, the architectural style and general arrangement and setting thereof; the kind, color and texture of exterior building materials; the color of paint or other materials applied to windows, doors, lights, signs, trim, gutters, leaders, louvers, vents, exterior surfaces and type and style of roofs, porches, decks, staircases, steps, balconies, roof walks and other appurtenant exterior fixtures. [Amended by St. 2000, Ch. 57]"Razed," includes the words destroyed, demolished and removed. "Structure," a combination of materials other than a building, including, but not limited to a vending machine, sign, fence, wall, terrace, walk or driveway. [Amended by St. 1998, Ch. 193]~~

As used in this Chapter the word "altered" includes the words "rebuilt", "reconstructed", "rehabilitated", "remodeled", "restored", "removed", "renovated" and "demolished" and the phrase "changed in exterior color, including roofing material and color"; the word "building" means a combination of materials forming a shelter for persons, animals or property; the word "commission" means the commission acting as the Historic District Commission; the word "constructed" includes the words "built", "erected", "installed", "enlarged", and "moved"; the words "exterior architectural feature" means such portion of the exterior of a building or structure as is open to view from a public street, public way, public park, beach, a traveled way, a street or way shown on a land court plan or shown on a plan recorded in the Registry of Deeds, a proprietor's road, a street or way shown on a plan approved and endorsed in accordance with the Subdivision Control Law, or public body of water, including but not limited to the architectural style and general arrangement and setting thereof; the kind, color and texture of exterior building materials, the color of paint or other materials applied to exterior surfaces and the type and style of windows, doors, lights, signs, trim, gutters, leaders, louvers, vents, exterior surfaces and type and style of roofs, porches, decks, staircases, steps, balconies, roof walks and other appurtenant exterior fixtures; the word ; "razed", includes the words "destroyed", "demolished" and "removed from site"; the words "person aggrieved" mean the applicant, an owner of adjoining property, an owner of property within the same historic district as property within one hundred feet of said property lines and any charitable corporation in which one of its purposes is the preservation of historic structures or districts; and the word "structure" means a combination of materials other than a building, including but not limited to a vending machine, sign, fence, wall, terrace, walk or driveway.

SECTION 3. There is hereby established in the Town of Nantucket an Historic District Commission consisting of five (5) unpaid members who shall be ~~resident taxpayers of the Town of Nantucket, to be~~ originally appointed by the Board of Selectmen. The Historic District Commission shall have the powers and authority and perform all the duties as hereinafter enumerated and provided. The original appointment of the members of the Historic District Commission shall be one (1) for one (1) year, one (1) for two (2) years, one (1) for three (3) years, one (1) for four (4) years and one (1) for five (5) years, from March the first following the year of such appointment or until their successor is elected, and thereafter upon the expiration of any term, the members of the Commission shall be elected at the Annual Town Meeting (which, for the purposes of this Act, shall include the annual election for local offices) for a term of three (3) years. Vacancies occurring in the Commission, other than by expiration of term of office, shall be filled by appointment by the Board of Selectmen, but such appointment shall be only for the unexpired portion of the term of the member replaced. The Chairman of the Historic District Commission may designate an associate member to sit on the Commission in case of absence, inability to act or unwillingness to act because of self-interest on the part of a member

of the Commission, or in the event of a vacancy on the Commission until said vacancy is filled in the manner provided herein, that member's place shall be taken by an associate member designated by the Chairman. ~~conflict of interest on the part of any member thereof~~ Three (3) such associate members shall be ~~elected at the Annual Town Meeting~~ appointed by the Board of Selectmen (which, for the purposes of this Act, shall include the annual election for local offices) for terms of such length and so arranged that the terms of an associate member shall expire each year. An associate vacancy occurring other than by expiration of the term shall be filled for the unexpired term by ~~election at the Annual Town Meeting~~ appointment of the Board of Selectmen. Beginning at the expiration of the associate member's term in 2016, the Board of Selectmen shall appoint an associate member to the position for a three-year term, and as each associate member's term expires subsequent to that, the Board of Selectmen shall make such appointments for three-year terms. ~~During the period between April 1989 and the next town meeting three (3) associate members shall be designated by election at the Annual Town Meeting.~~ The members of the Commission shall be exempt from subsections (a) and (c) of section 17 of chapter 268A of the General Laws. [Amended by St. 1998, Ch. 193; St. 2002, Ch. 90]

SECTION 3A. Should only three (3) members of the Commission be available to review a matter rather than a full Commission of five (5), a majority shall constitute two (2) members to make a decision on a matter.

SECTION 4. There is hereby established in the Town of Nantucket ~~an Historic Nantucket District~~ Nantucket Historic District, which shall include the land and waters comprising the Town of Nantucket, including the islands of Tuckernuck and Muskeget.

SECTION 4A. An historic district may be enlarged or reduced or an additional historic district may be created in the manner provided for creation of the initial district, except that (a) in the case of the enlargement or reduction of an existing historic district the investigation, report and hearing shall be by the Historic District Commission having jurisdiction over such historic district or by a study committee appointed by the Historic District Commission; (b) in the case of creation of an additional historic district the investigation, report and hearing shall be by the Historic District Commission, or by a study committee appointed by the Historic District Commission; and (c) if the district is to be reduced written notice as above provided of the Historic District Commission's hearing on the proposal shall be given to said owners of each property in the district.

#### SECTION 5.

(a) No building or structure shall be constructed or altered within the Nantucket Historic District in any way that affects its exterior architectural features unless and until either:

- (1) An application for a building permit shall first have been approved as to exterior architectural features, which approval shall be evidenced by a Certificate of Appropriateness issued by the Commission; or
- (2) The Commission first issues a Certificate of Nonapplicability with respect to such alteration or construction, or Certificate of Hardship; or
- (3) The Commission may designate a person or persons to have the approval authority over "like-kind" replacements and any other such approval authority and powers as the Commission deems appropriate and so voted by a majority of the Commissioners.
- (4) Any person who desires to obtain a Certificate from the Commission shall file with the Commission an application for a Certificate of Appropriateness, a Certificate of Non-



applicability, including “like-kind” replacement, or a Certificate of Hardship, as the case may be, in such form as the Commission may reasonably determine, together with such plans, elevations, specifications, material and other information, including in the case of demolition or removal a statement of the proposed condition and appearance of the property thereafter, as may be reasonably deemed necessary by the commission to enable it to make a determination on the application.

(b) No building permit for construction or alteration of a building or structure within the ~~Historic Nantucket District~~ Nantucket Historic District shall be issued by the Building Inspector/Commissioner until and unless the applicant has first obtained the applicable certificate from the Commission. No occupancy permit shall be issued by the Building Inspector/Commissioner with respect to any building or structure in the Nantucket Historic District unless and until the Building Inspector/Commissioner receives a written certification from the Historic District Commission that:

(1) The building or structure has been constructed or altered in compliance with the terms of the Certificate of Appropriateness issued therefor; or

(2) Compliance with a previously issued Certificate of Nonapplicability, including one for “like-kind” replacement, for the construction or alteration has been validated. Such Certificate of Nonapplicability or “like-kind” replacement should be issued and verified prior to the issuance of a building permit and verified that the work was completed within the scope of said Certificate prior to the issuance of the occupancy permit.

(c) Nothing in this Act shall be construed to prevent the ordinary maintenance, repair or replacement of any exterior architectural feature within the Nantucket Historic District which does not involve a change in design, material, color or the outward appearance thereof; nor to prevent the meeting of requirements certified by a duly authorized public officer to be necessary for public safety because of an unsafe or dangerous condition, nor to prevent landscaping with plants, trees and shrubs.

SECTION 6. No building, ~~or structure, or portion thereof,~~ within the ~~Historic Nantucket District~~ Nantucket Historic District shall be razed without first obtaining a permit approved by the Historic District Commission, and said Commission shall be empowered to refuse such a permit for any building, ~~or structure, or portion thereof~~ of such architectural or historic interest, the removal of which in the opinion of said Commission would be detrimental to the public interest of the Town of Nantucket or the Village of Siasconset, ~~or other areas so designated as~~ of historic significance. The Commission shall include, in the case of demolition or removal, a statement of the existing condition and supporting findings for a grant of such approval, and shall note the proposed condition and appearance of the property thereafter, as may be reasonably deemed necessary by the Commission to enable it to make a determination on the application.

SECTION 7. The erection or display of an occupational or other sign exceeding two (2) feet in length and six (6) inches in width or the erection or display of more than one (1) such sign, irrespective of size, on any lot, building or structure located within the ~~Historic Nantucket District~~ Nantucket Historic District must be approved in advance by the Historic District Commission. Evidence of such approval shall be by a Certificate of Appropriateness issued by said Commission.

SECTION 8. The Historic District Commission shall elect its Chairman and Vice- Chairman. The Commission shall meet within ~~ten (10)~~ twenty-one (21) days of the receipt of an application for a Certificate of Appropriateness or Certificate of Nonapplicability ~~or permit for removal~~, unless a waiver of this requirement is signed by the applicant or the applicant's representative, and at such other times as the Commission may determine or upon call of the Chairman or of any two (2) members. It shall keep a permanent record of its resolutions, transactions and determinations and may make such rules and regulations consistent with this Act as may appear desirable and necessary. It may hold public ~~or private~~ hearings and public meetings as it may deem advisable. It may incur expenses necessary to the carrying on of its work within the amount of its annual appropriation. The Commission shall make and publish rules and regulations adopting or establishing guidelines for exterior architectural features and establishing procedures for the processing of applications and conduct of hearings. The Commission may establish such fees with respect to applications and hearings as it deems necessary and appropriate to defray its expenses. **[Amended by St. 2010, Ch. 8]**

#### SECTION 9.

(a) It shall be the function and the duty of the Historic District Commission to pass upon the appropriateness of exterior architectural features of buildings and structures hereafter constructed or ~~to be erected, reconstructed, altered or restored~~ within the ~~Historic Nantucket District~~ Nantucket Historic District wherever such exterior features are subject to view from a public street, public way, public park, beach, a traveled way, a street or way shown on a land court plan or shown on a plan recorded in the Registry of Deeds, a proprietor's road, a street or way shown on a plan approved and endorsed in accordance with the Subdivision Control Law, or public body of water, ~~a beach, public way, public park, public body of water, traveled way, a street or way shown on a Land Court plan, or shown on a plan recorded in the Registry of Deeds, a proprietors road or a street or way shown on a plan approved and endorsed in accordance with the Subdivision Control Law.~~ All plans, elevations and other information deemed necessary by the Commission to determine the appropriateness of the exterior features to be passed upon shall be made available to the Commission by the applicant. It shall also be the duty of the Commission to ~~pass approve~~ the removal of any building within said districts as set forth in Section 6 and the erection or display of occupational or other signs as set forth under Section 7.

(b) The Historic District Commission, in ~~passing upon~~ approving appropriateness of exterior architectural features in any case, shall consider the purposes set forth in Section 2 and shall consider, among other things, the historic and architectural value and significance of the site, building or structure, the general design, arrangement, texture, material and color of features involved of the building or structure in question, the location on the lot and the relation of such factors to similar features of buildings and structures in the immediate surroundings and the position of such building or structure in relation to the street or public way and to other buildings and structures. In the case of new construction or additions to existing buildings or structures, the Historic District Commission shall consider the appropriateness of the size and shape of the building or structures both in relation to the land area upon which the building or structure is situated and to buildings and structures in the vicinity, and the Commission may, in appropriate cases, impose dimensional and setback requirements in addition to those required by applicable ordinance or by-law. **[Amended by St. 2000, Ch. 57]**

(c) The Historic District Commission shall not consider interior arrangement or building features not subject to public view, The Commission shall not make any recommendations or

requirements except for the purpose of preventing developments incongruous to the historic aspects of the surroundings and the ~~Historic Nantucket District~~ Nantucket Historic District. **[Amended by St. 2000, Ch. 57]**

(d) When ruling on applications for certificates of appropriateness for solar energy systems, the Commission shall also consider the policy of the Commonwealth to encourage the use of solar energy systems and to protect solar access. The Commission shall not consider interior arrangements or architectural features not subject to public view.

(e) The Commission shall not make any recommendation or requirement except for the purpose of preventing developments incongruous to the historic aspects or the architectural characteristics of the surroundings and of the historic district. (f) The reconstruction, substantially similar in exterior design, of a building, structure or exterior architectural feature damaged or destroyed by fire, storm or other disaster, shall be allowed provided such reconstruction is begun within one year thereafter and carried forward with due diligence.

(g) The Commission may determine, from time to time after public hearing, that certain categories of exterior architectural features, colors, structures or signs, including, without limitation, any of those previously enumerated, if the provisions of the ordinance or by-law do not limit the authority of the Commission with respect thereto, may be constructed or altered without review by the Commission without causing substantial derogation from the intent and purposes of this chapter.

(h) In the case of a determination by the Commission, or a person or persons so designated by a vote of the Commission, that an application for a Certificate of Appropriateness or for a Certificate of Nonapplicability or "like-kind" replacement does not involve any exterior architectural feature, or involves an exterior architectural feature which is not then subject to review by the Commission in accordance with the previous provisions, the Commission shall cause a Certificate of Nonapplicability to be issued to the applicant.

(i) If the construction or alteration for which an application for a Certificate of Appropriateness has been filed shall be determined to be inappropriate or in violation of said Certificate, or in the event of an application for a certificate of hardship, the Commission shall determine whether, owing to conditions especially affecting the building or structure involved, but not affecting the historic district generally, failure to approve an application will involve a substantial hardship, financial or otherwise, to the applicant and whether such application may be approved without substantial detriment to the public welfare and without substantial derogation from the intent and purposes of this chapter. If the Commission determines that owing to such conditions, failure to approve an application will involve substantial hardship to the applicant and approval thereof may be made without such substantial detriment or derogation, or in the event of failure to make a determination on an application within the time specified in section eleven, the commission shall cause a certificate of hardship to be issued to the applicant.

(j) The Commission may, after public hearing, set forth in such manner as it may determine the various designs of certain appurtenances, such as light fixtures, which will meet the requirements of an historic district and a roster of certain colors of paint and roofing materials which will meet the requirements of an historic district, but no such determination shall limit the right of an applicant to present other designs or colors to the commission for its approval.

(k) The Commission may, subject to appropriation, employ clerical and technical assistants or consultants and incur other expenses appropriate to the carrying on of its work, and may accept money gifts and expend the same for such purposes. The Commission may administer on behalf of the Town of Nantucket any properties or easements, restrictions or other interests

in real property which the Town of Nantucket may have or may accept as gifts or otherwise and which the Town of Nantucket may designate the Commission as the administrator thereof. (l) The Commission shall have, in addition to the powers, authority and duties granted to it by this Act, such other powers, authority and duties as may be delegated or assigned to it from time to time by vote of the city council or town meeting.

(m) In case of disapproval, the Commission shall state its reasons therefor in writing, and it may make recommendations to the applicant with respect to appropriateness of design, arrangement, texture, material, color and the like of the building or structure involved. Said disapproval shall be filed with the Clerk of the Town of Nantucket within twenty-one (21) days of the date of disapproval.

(n) Upon approval of the plans, the Commission shall cause a Certificate of Appropriateness, dated and signed by the Chairman, to be issued to the applicant or affixed to the plans. Said approval shall be filed with the Clerk of the Town of Nantucket within twenty-one (21) days of the date of approval.

(o) If the Commission shall fail to take final action in any case within ~~sixty (60)~~ one-hundred-twenty days (120) days after receipt of any application for a Certificate of Appropriateness ~~or a permit for removal~~ or Certificate of Nonapplicability, the case shall be deemed to be approved except where mutual agreement in writing has been reached for an extension of the time limits. See attached Addendum A for specific language for failure to act.

(p) The Commission shall have, in addition to the powers, authority and duties granted it by this Act, such other ancillary, enforcement or investigative powers, authority and duties as may be delegated or assigned to it from time to time by vote of an Annual or Special Town Meeting of the Town of Nantucket.

SECTION 10. Any person who violates any of the provisions of this Act ~~shall be guilty of a misdemeanor and, upon conviction thereof,~~ shall be fined not less than \$10 nor more than \$500, which shall be forfeited to the use of the Town of Nantucket. Each day that a violation continues to exist shall constitute a separate offense.

SECTION 10A. It shall be a violation of this Act for any person to construct or alter a building or structure without having first obtained from the Commission a ~~Certificate of applicability~~ Appropriateness or a Certificate of Nonapplicability; for any person to raze any building or structure without having first obtained from the Commission a Certificate of Appropriateness for such razing; for any person to construct or alter a building or structure in any way which is inconsistent with or contrary to the terms of the Certificate of Appropriateness or Certificate of Nonapplicability issued for such building or structure; or for any person to knowingly submit false, fraudulent or misleading information to the Commission in connection with any application.

~~SECTION 11. Appeals may be taken to the Board of Selectmen ("Board") by any person aggrieved by the ruling of the Historic District Commission. The Board of Selectmen shall hear and act upon such appeals promptly, and the decision of the Board shall be as determined by a majority vote of the members of the Board. Such appeals shall be taken within ten (10) twenty-one (21) days of the filing by the Commission of its Certificate of Appropriateness or Certificate of Nonapplicability with the Clerk of the Town of Nantucket, and written notice of such appeal shall be given by the appealing party to the Commission at the time such appeal is taken.~~

SECTION 11. Any person aggrieved by a determination of the Commission, or a person or persons so designated to make such determination by a vote of the Commission, may, within

twenty-one (21) days after the filing of the notice of such determination with the town clerk, file a written request with the Commission for a review by a person or persons of competence and experience in such matters, designated by the Nantucket Regional Planning Agency. The finding of the person or persons making such review shall be filed with the town clerk within forty-five (45) days after the request, and shall be binding on the applicant and the Commission, unless a further appeal is sought in the Superior Court as provided in section 11A.

SECTION 11A. Any person aggrieved by a determination of the Commission, or by the finding of a person or persons making a review, if the provisions of Section 11 are included in a local ordinance or by-law, may, within twenty-one (21) days after the filing of the notice of such determination or such finding with the town clerk, appeal to the Superior Court sitting in equity for the Nantucket County. The court shall hear all pertinent evidence and shall annul the determination of the Commission if it finds the decision of the Commission to be unsupported by the evidence or to exceed the authority of the Commission, or may remand the case for further action by the Commission or make such other decree as justice and equity may require. The remedy provided by this section shall be exclusive but the parties shall have all rights of appeal and exception as in other equity cases. Costs shall not be allowed against the Commission unless it shall appear to the court that the Commission acted with gross negligence, in bad faith or with malice in the matter from which the appeal was taken. Costs shall not be allowed against the party appealing from such determination of the Commission unless it shall appear to the court that such party acted in bad faith or with malice in making the appeal to the court.

SECTION 12. The Superior Court, sitting in equity for Nantucket County, shall have jurisdiction to enforce the provisions of this Act and the certificates, permits, determinations, rulings and regulations issued pursuant thereto and may, upon petition of the Commission, restrain by injunction violations thereof; and, without limitation, such court may order the removal of any building, structure or exterior architectural feature constructed in violation of this Act or the substantial restoration of any building, structure or exterior architectural feature altered or razed in violation of this Act and may issue such other orders for relief as may be equitable.

~~SECTION 12. Any person or the Historic District Commission, aggrieved by a decision of the Board of Selectmen, may appeal to the Superior Court sitting in equity for the County of Nantucket, provided that such appeal is filed in said Court within 15 days after such decision is recorded. The appealing party or parties shall, at the time of filing such appeal, give notice thereof to all persons who were parties to the appeal to the Board of Selectmen, by causing to be delivered to such parties a copy of the complaint and written notice of the filing thereof. The Court shall hear all pertinent evidence and determine the facts and, upon the facts so determined, annul such decision if found to exceed the authority of such Board, or may remand the case for further action by the Commission or make such other decree as justice and equity may require. The foregoing remedy shall be exclusive, but the parties shall have all rights of appeal and exception as in other equity cases. Costs shall not be allowed against the Historic District Commission or the Board of Selectmen unless it shall appear to the Court that the Commission or the Board, in making the decision appealed from, acted with gross negligence, in bad faith or with malice. Costs shall not be allowed against the party appealing from the decision of the Historic District Commission or the Board of Selectmen unless it shall appear to the Court that said appellant or appellants acted in bad faith or with malice in making the appeal to the Court.~~

Section 13. If the city council or town meeting so votes the Historic District Commission established hereunder shall have the powers and duties of an historical commission as provided in section eight D of chapter forty and, in this event, the Commission may be entitled an historical commission.

SECTION 14. In case any section, paragraph or part of this Act be for any reason declared invalid or held unconstitutional by any court of last resort, every other section, paragraph or part shall continue in full force and effect.

Section 15. All ordinance or by-laws creating an historic district adopted by a city or town under authority of this chapter and under authority of any special law, unless the special law shall otherwise provide, amendments thereto, maps of historic districts created thereunder, and annual reports and other publications of commissions, and rosters of membership therein, shall be filed with the Massachusetts Historical Commission.

SECTION 15. This Act shall take effect upon its acceptance by the voters of the Town of Nantucket at an Annual Town Meeting or any meeting duly called for the purpose. **(date to be determined).**

#### ADDENDUM A

F. Upon failure to act.

(1) Failure by the Historic District Commission to act within said 120 days or extended time, if applicable, shall be deemed to be the grant of the relief sought.

(2) The petitioner who seeks such approval by reason of the failure of the Historic District Commission to act within the time prescribed, shall notify the Town Clerk, in writing, within 14 days from the expiration of said 120 days or extended time, if applicable, of such approval and that notice has been sent by the petitioner to the parties in interest stating that the Historic District Commission failed to act within the time prescribed.

(3) The petitioner shall send such notice by mail to parties in interest, and each such notice shall specify that appeals shall be filed within 20 days after the date the Town Clerk received such written notice from the petitioner.

(4) After the expiration of 20 days without notice of appeal to the Superior Court or, if appeal has been taken, after receipt of certified records of the Superior Court indicating such approval by reason of the failure of the Historic District Commission to act has become final, the Town Clerk shall issue a certificate stating the date of approval, the fact that the Historic District Commission failed to take final action and that the approval resulting from such failure has become final. Such certificate shall be forwarded to the appellant.

(5) If an appeal has been granted by reason of the failure of the Historic District Commission to act thereon within the time prescribed above, it shall not take effect until a copy of the application for grant of an appeal accompanied by the certification of the Town Clerk stating the fact that:

(a) The Historic District Commission failed to act within the time prescribed; and

(b) No court appeal has been filed and that the grant of the application or petition resulting from such failure to act has become final; or

(c) If a court appeal has been filed, it has been decided finally and favorably to the applicant, is recorded in the Nantucket Registry of Deeds and indexed in the grantor index under the name

of the owner of record or is registered and noted on the owner's certificate of title. (The fee for recording or registering shall be paid by the owner or applicant.)

G. Appeal to courts. Any person aggrieved by a decision of the Historic District Commission (or by its failure to take final action upon an appeal within the prescribed time), whether or not previously a party to the proceeding, or any municipal officer or board may appeal to the Superior Court for Nantucket County or to the Land Court under MGL c. 240, § 14A, by bringing an action within 21 days after the decision has been filed in the office of the Town Clerk (or after the date the Town Clerk received written notice from the petitioner that the Historic District Commission failed to act within the prescribed time).

*(Linda F. Williams, et al)*

## **SECTION 6 - REAL ESTATE**

### **ARTICLE 96**

#### **(Real Estate Conveyance: Portions of Baxter Road)**

To see if the Town will vote to authorize the Board of Selectmen to sell, convey or otherwise dispose of the fee or any lesser interests in all or any portion of the parcel of land bounded by a line extending the westerly sideline of Bayberry Lane across Baxter Road to the western terminus of Baxter Road for residential and access purposes, subject to Chapter 30B of the Massachusetts General Laws, any such disposition to be on such terms and conditions the Board of Selectmen deem appropriate, which may include the reservation of easements and restriction;

As shown on a map entitled "2015 Annual Town Meeting Warrant Article " dated January 2015 and filed herewith at the office of the Town Clerk.

Or to take any other action relative thereto.

*(Board of Selectmen)*

### **ARTICLE 97**

#### **(Real Estate Acquisition: Unnamed Way Off Baxter Road)**

To see if the Town will vote to authorize the Board of Selectmen to acquire by purchase, gift or eminent domain the fee or lesser interests in all of a portion of the unnamed "Way" as shown on a plan of land entitled "Plan of Land in Nantucket, Scale 30 feet to an Inch, May 11, 1923, William S. Swift, Surveyor" and being Land Court Plan No. 9448A filed with the Nantucket Registry District of the Land Court for public way and/or general municipal purposes; and

To see if the Town will vote to appropriate, borrow pursuant to applicable statute or transfer from available funds, a sum of money for such purposes.

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article " dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*

**NO \$\$ IS PROGRAMMED FOR THIS**

#### **ARTICLE 98**

##### **(Real Estate Disposition: Unnamed Way Off Baxter Road)**

To see if the Town will vote to authorize the Board of Selectmen to sell, convey or otherwise dispose of the fee or any lesser interests in all or any portion of the land shown as the unnamed "Way" on a plan of land entitled "Plan of Land in Nantucket, Scale 30 feet to an Inch, May 11, 1923, William S. Swift, Surveyor" and being Land Court Plan No. 9448A filed with the Nantucket Registry District of the Land Court, subject to Chapter 30B of the Massachusetts General Laws, such disposition to be on such terms and conditions as the Board of Selectmen deem appropriate, which may include the reservation of easements and restrictions;

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article " dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 99**

##### **(Real Estate Conveyance: Industrial Land)**

To see if the Town will vote to amend the vote taken under Article 75 of the 2013 Annual Town Meeting by adding, in addition to the authority to lease the land for 99 years, the authority of the Board of Selectmen to sell or convey or otherwise dispose of the fee or lesser interests in all or any portion of Lots F and G, and Shadbrush Road between said parcels, not exceeding five (5) acres, as shown on a plan entitled "Subdivision Plan of Land" dated May 10, 2010 on file at the Nantucket Registry of Deeds at Plan No. 2010-62, which parcels, respectively, are located at 3 Shadbrush Road, Nantucket, MA, shown as Map 78, Parcel 4.5, and 11 Industry Road, Nantucket, MA, shown as Map 69, Parcel 295 subject to compliance with Chapter 30B of the Massachusetts General Laws and a finding by the Board of Selectmen that such conveyance furthers community planning and environmental protection goals and further provided that the Board of Selectmen is authorized to include conditions that restrict the use of said parcel to energy-related uses and/or any other restriction, condition or requirement at its discretion to ensure that the use of the subject land meets community goals as identified above; and further that the Board of Selectmen may retain any easements or other property interests in said parcels prior to any conveyance.

All as shown on a map entitled "2013 Annual Town Meeting Warrant Article 75" dated January 2013 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*



## **ARTICLE 100**

### **(Real Estate Disposition: Long-term Lease Authorization for Town-owned portions of 16 Vincent Circle and Ticcoma Way fka 2 Fairgrounds Road)**

To see if the Town will vote to transfer all or any portion of the Town-owned property located at 16 Vincent Circle (shown on Assessors Map 67, Parcel 710) not including Lots A, B and C situated off Ticcoma Way and shown on a plan entitled "Subdivision Concept Plan Prepared for the N.P. & E.D.C.," dated September 5, 2013, prepared by Blackwell & Associates, Inc. as voted in accordance with Article 101, 2014 ATM, and 2, 4, 6, 8, 10, 12, 14, and 16 Ticcoma Way (shown on Assessors Map 67, Parcels 700, 701, 702, 703, 704, 705, 706 and 707), from the Board of Selectmen for general municipal purposes to the Board of Selectmen for the purposes of conveyance or lease, and further to authorize the Board of Selectmen to use or convey, lease or otherwise dispose of all or any portions of the property for affordable housing purposes or municipal sponsored housing of any kind including but not limited to housing for seasonal and / or permanent employees of the Town or County of Nantucket, and for roadway, access, and utility purposes to serve said housing and any surrounding property including but not limited to 2 and 4 Fairgrounds Road, subject to Chapter 30B of the Massachusetts General Laws.

Or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 101**

### **(Long-term Lease Authorization: Airport Road Parcel)**

To see if the Town will vote to authorize the Airport Commission to lease for a lease term not to exceed twenty (20) years, a portion of the following Town-owned property located at 10 Airport Road, a portion of the property shown on Assessors Map 68, Parcel 310 and a portion of the property shown on Assessors Map 78, Parcel 1, described as Airport Gas Station Parcel, subject to Chapter 30B of the Massachusetts General Laws.

Or to take any other action related thereto.

*(Board of Selectmen for Airport Commission)*

## **ARTICLE 102**

### **(Real Estate Conveyance: Miscellaneous Land)**

To see if the Town will vote to transfer the care, custody, management and control of the parcels listed below to the Board of Selectmen for the purpose of conveyance and authorize the Board of Selectmen to sell, convey or otherwise dispose of the fee or lesser interests of any portion of the subject land listed below, any such disposition to be on such terms and conditions the Board of Selectmen deem appropriate, which may include the reservation of easements and restrictions as the Board of Selectmen deem appropriate including but not limited to One Big Beach Easements, and access and parking rights in regard to the following land:

- Assessors Map 39, Parcel 8, Eel Point Road;
- Assessors Map 32, Parcel 23, 43 Eel Point Road;
- Assessors Map 33, Parcel 10, Eel Point Road;
- Assessors Map 67, Parcel 345, 1 Miacomet Road;
- Assessors Map 67, Parcel 681, 3 Miacomet Road;
- Assessors Map 67, Parcel 346, 9 Miacomet Road;
- Assessors Map 59, Parcel 28, 2 Long Pond Drive;
- Assessors Map 41, Parcel 29, 48 Cliff Road;
- Proprietors Road, Parcels 1, 2 and 3, on Plan 2014-64, Off Hummock Pond;
- Assessors Map 60.3.1, Parcel 381, 8 Rhode Island Avenue;
- Assessors Map 60.3.1, Parcel 383/385 6 Rhode Island Avenue;
- Assessors Map 60.3.1, Parcel 390, 5 New Hampshire Avenue;
- Assessors Map 74, Parcel 52, 24 Low Beach Road;
- Assessors Map 88, Parcel 5, 42 Nobadeer Avenue;
- Assessors Map 59.3, Parcel 293 and 294, Madaket Road;
- Assessors Map 71.3.2, Parcel 216, 12 Devon Street;
- Assessors Map 71.3.2, Parcel 234, 4 Devon Street;
- Assessors Map 60, Parcel 19, 3 Baltimore Street;
- Assessors Map 76.1.3, Parcel 92, 17 Clarendon Street.

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_\_\_” dated **January 2015** and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*

### **ARTICLE 103**

**(Real Estate Acquisition: “Paper” Streets at the Airport; Cliff, Eel Point, Madaket, Monomoy, Siasconset, Surfside and Town Areas; Parcels at 24 Berkley Street in Tom Nevers; Beach at Surfside)**

To see if the Town will vote to authorize the Board of Selectmen to acquire by purchase, gift or eminent domain the fee or lesser interests in all or any portion of the following unconstructed rights of way and two (2) parcels identified below, together with any public and private rights of passage, for public ways, open space, airport purposes, conveyance and/or general municipal purposes:

- Old South Road between a line extending across said way at the intersection of the easterly property line of Assessors Map 69, Parcel 66 (132 Old South Road) to a line extending across said way extending the western sideline of Bunker Road (Airport);
- Hinsdale Road between a line extending across said way at the intersection of the easterly property line of Assessors Map 69, Parcel 30.3 (114 Hinsdale Road) to the western sideline of Bunker Road (Airport);
- Atlantic Avenue between the northern sideline of Kimball Avenue and its northern termini (Cliff);

- Folger Road between the eastern sideline of Sherburne Turnpike (f.k.a. Sherburne Avenue) and the western sideline Hamblin Road (Cliff);
- Unnamed Ways between Eel Point Road and Madaket Harbor, in the vicinity of the Eel Point Road and East Eel Point Road intersection (Eel Point);
- Mississippi and Utah Avenues between the western sideline of Oakland Street and their western termini (Madaket);
- Oakland Street between the southern sideline of Madaket Road and the northern sideline of Arkansas Avenue (Madaket);
- Washington Avenue between the eastern sideline of North Cambridge Street and the western sideline of Oakland Street not including any portion of K or M Streets (Madaket);
- L Street between the southern sideline of Tennessee Avenue and the northern sideline of Washington Avenue (Madaket);
- Warwick and Clinton Avenues as shown on Land Court Plan 14029-C (Monomoy);
- Unnamed Way between the southern sideline of Ann's Lane and the northern property line of Assessors Map 49.2.3, Parcel 53 (3 Emily Street) (Siasconset);
- Two (2) Unnamed Ways between the eastern sideline of Unnamed Way and the western sideline of Baxter Road (Siasconset);
- Adeline Street between the southern sideline of Emily Street and the northern property line of Assessors Map 73.1.4, Parcel 32 (1 Rosaly Lane) (Siasconset);
- Morgan Lane between the western sideline of Baxter Road and the eastern sideline of Adeline Street (Siasconset);
- Five (5) Unnamed Ways between the eastern sideline of Baxter Road and the western property line of Assessors Map 48, Parcel 8 (owned by the Town) between numbers 111-113 Baxter Road, 105-107 Baxter Road, 99-101 Baxter Road, 93-97 Baxter Road and 85-87 Baxter Road (Siasconset);
- Atlantic Avenue between the eastern sideline of Masquetuck Street and the western sideline of Holly Street (Surfside);
- Owners unknown parcel bounded westerly by Masquetuck Street, northerly by Atlantic Avenue, easterly by Holly Street, and southerly by the Atlantic Ocean for open space purposes (Surfside);
- Lovers Lane as shown on Plan No. 2012-49, filed at the Registry of Deeds (Surfside);
- Plover Lane from the eastern sideline of South Shore Road to the western property line of Assessors Map 80, Parcel 219 (owned by the Nantucket Islands Land Bank)(Surfside);
- 24 Berkely Street, Assessors Map 76.1.3, Parcel 209 (Tom Nevers);
- Black Horse Court within Assessors Map 42.4.2, Parcel 30 (16 Broad Street) (Town);
- Unnamed Way between the northeastern sideline of Washington Street and the western sideline of Candle Street (Town);
- West Chester Street (portion of) extending through Assessors Map 41, Parcel 486 (5 Wannacommet Road) and triangular portion at northwest corner of Assessor Map 41, Parcel 480 (21 Crooked Lane) (Town);
- Unnamed way between a line extending across said way at its intersections with West Chester and Franklin Streets abutting 3,3R, and 5 Franklin Street and 42, 44 and 44R West Chester Street (Town);
- Unnamed Way or Road within or adjacent to Tax Assessor Map 56, Parcels 210, 210.1, 211, and 212 (Town);

- North Mill Street between the southern sideline of Prospect Street and the northern sideline of Vesper Lane (Town);
- Unnamed Way (on the east side of Assessor Map 55, Parcel 20) between the southern sideline of an unnamed way and the northern sideline of Vesper Lane (Town);
- Unnamed Way between the eastern sideline of N Mill Street and the western sideline of Prospect Street (Town);
- Triangular portion of Prospect Street in vicinity of Unnamed Way and Prospect Street intersection (Town);
- Mill Hill Lane between the northwestern boundary of Assessor Map 55, Parcel 319 and the eastern sideline of N Mill Street (Town).

And to see if the Town will vote to appropriate, borrow pursuant to applicable statute or transfer from available funds, a sum of money for such purposes.

All as shown on a map entitled “2015 Annual Town Meeting Warrant Article \_\_\_” dated January 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*

**NO FUNDS ARE PROGRAMMED FOR THIS**

#### ARTICLE 104

**(Real Estate Conveyance: “Paper” Streets in Cliff, Eel Point, Madaket, Monomoy, Siasconset, Surfside and Town Areas; Parcel at Beach at Surfside)**

To see if the Town will vote to authorize the Board of Selectmen to sell, convey, or otherwise dispose of the fee or any lesser interests in all or any portion of land identified below, subject to Chapter 30B of the Massachusetts General Laws and guidelines established under the “Nantucket Yard Sales Program” on file at the Board of Selectmen’s office, such disposition to be on any such terms and conditions as the Board of Selectmen deem appropriate, which may include, the reservation of easements and restrictions:

- Atlantic Avenue between the northern sideline of Kimball Avenue and its northern termini (Cliff);
- Folger Road between the eastern sideline of Sherburne Turnpike (f.k.a. Sherburne Avenue) and the western sideline Hamblin Road (Cliff);
- Unnamed Ways between Eel Point Road and Madaket Harbor, in the vicinity of the Eel Point Road and East Eel Point Road intersection (Eel Point);
- Mississippi and Utah Avenues between the western sideline of Oakland Street and their western termini (Madaket);
- Oakland Street between the southern sideline of Madaket Road and the northern sideline of Arkansas Avenue (Madaket);
- Washington Avenue between the eastern sideline of North Cambridge Street and the western sideline of Oakland Street not including any portion of K or M Streets (Madaket);
- L Street between the southern sideline of Tennessee Avenue and the northern sideline of Washington Avenue (Madaket);

- Warwick and Clinton Avenues as shown on Land Court Plan 14029-C (Monomoy);
- Unnamed Way between the southern sideline of Ann's Lane and the northern property line of Assessors Map 49.2.3, Parcel 53 (3 Emily Street) (Siasconset);
- Two (2) Unnamed Ways between the eastern sideline of Unnamed Way and the western sideline of Baxter Road (Siasconset);
- Adeline Street between the southern sideline of Emily Street and the northern property line of Assessors Map 73.1.4, Parcel 32 (1 Rosaly Lane) (Siasconset);
- Morgan Lane between the western sideline of Baxter Road and the eastern sideline of Adeline Street (Siasconset);
- Atlantic Avenue between the eastern sideline of Masquetuck Street and the western sideline of Holly Street (Surfside);
- Owners unknown parcel bounded westerly by Masquetuck Street, northerly by Atlantic Avenue, easterly by Holly Street, and southerly by the Atlantic Ocean (Surfside);
- Lovers Lane as shown on Plan No. 2012-49, filed at the Registry of Deeds (Surfside);
- Plover Lane from the eastern sideline of South Shore Road to the western property line of Assessors Map 80, Parcel 219 (owned by the Nantucket Islands Land Bank) (Surfside);
- West Chester Street (portion of) extending through Assessors Map 41, Parcel 486 (5 Wannacommet Road) and triangular portion at northwest corner of Assessor Map 41, Parcel 480 (21 Crooked Lane) (Town);
- Unnamed way between a line extending across said way at its intersections with West Chester and Franklin Streets abutting 3, 3R, and 5 Franklin Street and 42, 44 and 44R West Chester Street (Town); and
- Unnamed Way or Road within or adjacent to Tax Assessor Map 56, Parcels 210, 210.1, 211, and 212 (Town);
- Unnamed Way (on the east side of Assessor Map 55, Parcel 20) between the southern sideline of an unnamed way and the northern sideline of Vesper Lane (Town);
- Triangular portion of Prospect Street in vicinity of Unnamed Way and Prospect Street intersection (Town);
- Unnamed Way (on the north side of Assessor Map 55, Parcel 3) between the western sideline of Prospect Street and a line extending the western sideline of an unnamed way (on the west side of Assessor Map 55, Parcel 3).

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_," dated \_\_\_\_\_, 2015 and filed herewith at the Office of the Town Clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 105**

##### **(Public Ways: Coffin, Fayette, Meader and Francis Streets)**

To see if the Town will vote to accept Coffin, Fayette, Meader and Francis Streets between Washington Street and Union Street as public ways, as laid out by the Board of Selectmen; and further to authorize the Board of Selectmen to acquire by purchase, gift, eminent domain, or otherwise the fee or any lesser interest in said roadways; and, to raise and

appropriate, borrow pursuant to applicable statute or transfer from available funds, a sum of money for such purposes; or to take any other action relative there.

*(Board of Selectmen)*

#### ARTICLE 106

##### **(Real Estate Disposition: 40 and 42R Sparks Avenue)**

To see if the Town will vote to: authorize the Board of Selectmen to sell, lease, or otherwise dispose of the following properties and any portions thereof and interests therein for funeral home purposes, subject to MGL Chapter 30B, any such disposition to be on such terms and conditions as the Board of Selectmen deem appropriate:

- Assessors Map 55 Parcel 602 known as 40 Sparks Avenue, and
- Assessors Map 55 Parcel 603 known as 42R Sparks Avenue;

Or to take any other action related thereto.

*(Catherine Flanagan Stover, et al)*

#### ARTICLE 107

##### **(Real Estate Disposition: 3 Shadbush Road)**

To see if the Town will vote to: authorize the Board of Selectmen to sell, lease, or otherwise dispose of the following property and any portions thereof and interests therein for funeral home purposes, subject to MGL Chapter 30B, any such disposition to be on such terms and conditions as the Board of Selectmen deem appropriate:

- ID 78 4.5 known as 3 Shadbush Road;

Such portion of said property should equal, at minimum, an acre, and more if environmental mitigation land is needed.

Or to take any other action related thereto.

*(Catherine Flanagan Stover, et al)*

#### ARTICLE 108

##### **(Real Estate Conveyance: "Paper Streets" at the Airport)**

To see if the Town will vote to authorize the Board of Selectmen to sell, convey or otherwise dispose of the fee or lesser interests in all or any portion of land identified below, any such disposition to be on such terms and conditions the Board of Selectmen deem appropriate, which may include the reservation of easements and restrictions in regard to the following land:

-- Old South Road between a line extending across said way at the intersection of the easterly property line of Assessors Map, 69, Parcel 66 (132 Old South Road) to a line extending across said way extending the western sideline of Bunker Road (Airport);

-- Hinsdale Road between a line extending across said way at the intersection of the easterly property line of Assessors Map 69, Parcel 30.3 (114 Hinsdale Road) to the western sideline of Bunker Road (Airport).

All as shown on a map entitled "2015 Annual Town Meeting Warrant Article \_\_\_\_" dated \_\_\_\_\_, 2015 and filed herewith at the Office of the Town clerk.

Or to take any other action related thereto.

*(Board of Selectmen)*

## **ARTICLE 109**

### **(Real Estate Conveyance: Creation of a Public Way for Beach Access)**

To see if the town will vote to transfer the portion or portions of land shown on a plan filed at the Nantucket Registry of Deeds as Plan 2012-20 Filed on 04/04/2012, and a portion of said plan set forth on a sketch plan titled with in this article as, "CREATION OF A PUBLIC RIGHT OF WAY ON EVERRET STREET AND ALONG AIPORT FENCE LINE TO ACCESS BEACH" from the Board of Selectman for such and also for the purpose of establishing an easement and public right of way for access to the beach including parking improvements and for the purpose of conveyance and further authorize the Board of Selectman to convey said portion of land to the Nantucket Islands Land Bank for public beach access purposes and installation of stairs to the beach. And further to see if the town will vote to raise and to appropriate, borrow, pursuant to any applicable statute, or transfer from available funds, for the survey and clearing and constructing the easement, right of way and parking area improvements completed hereunder on the Lot 88 61 in Nantucket Registry of Deeds Book 84, Map 162 and 88 17 in Nantucket Registry of Deeds Book 81, and Map 416 located at the Nantucket registry of Deeds as well as a paper street known as Everett St located on Map 2012-20 Filed with the Nantucket Registry of Deeds on 04/04/2014. Designate the area of land between the existing fence running northerly, of gate 29 (as it was located on 11/2014) to Madequecham road shall be cleared to the northerly property line of lot 88 61 from the existing fence line easterly to the eastern portion of the paper road known as Russell street. This area shall be designated as easements and a public right of way with stone markers to allow direct access to the beach via the newly created easement and along the portion of the paper road known as Everett St also listed as lot 111 on map 2014-011 filed with the Nantucket Registry of Deeds. Further, parking shall be allowed along the fence on Map 88 Parcel 61 and Map 88 parcel 17 and south of the Airport fence on Everett Rd also known as Lot 111 map 2014-011 filed with the Nantucket Registry of deeds to the easterly portion of Russell Street.

Further, if approval of the General Court is needed for any portion of this transaction, Or any governmental body or authorizing agency, to authorize the Board of Selectman to petition the general court or any governmental body or authorizing agency for the same, that the Town's representatives in the General Court be requested to introduce legislation set forth, and that the General Court be authorized, with the approval of the Nantucket Board of Selectmen, to vary the specific text of the requested legislation within the scope of the public policy objectives of the Home Rule Petition set forth with in this article:

And any action needed there to.

*(Thomas Barada, et al)*

#### **ARTICLE 110**

##### **(Real Estate Conveyance: Madequecham Valley Road)**

To see if the Town will vote to transfer land recorded at the Nantucket Registry of Deeds as shown on the plan entitled "PLAN OF LANDS SURFSIDE NANTUCKET< MASS" Dated September 1972 and prepared by Essex Survey, Ince, filed with the Nantucket Registry of Deeds as Plan File 3-D and other plans whether or not reference to in this deed and further is also known as block 294 as shown on the Nobadeer Plan and is also deed recorded in book 75 page 183, and further is also known as Town of Nantucket Assessor's Map 88 parcel 63 and containing approximately 47,916 square feet (1.10 acres) of land, and described as shown on a sketch plan entitled "Madequecham Valley Beach Public Access " and filed here with in, from the Board of Selectman or Airport Commission, subject to G.L. c. 30B, for the purpose for which it is currently held to the Board of Selectman for the purpose of creating an easement of public right of way with access to the beach and public parking on said parcel and for the purpose of conveyance and to sell, convey, grant or otherwise transfer the fee, conservation restriction or other lesser interests in all or any portions of the parcel of land to the Nantucket Islands Land Bank or a governmental body or non-profit entity, whose purpose includes the conservation of open space, for conservation, open space or recreational purposes including creation of public use and access to the beach or take any action related thereto.

*(Thomas Barada, et al)*

#### **SECTION 7 - ENDING ARTICLES (2)**

#### **ARTICLE 111**

##### **(Appropriation: Stabilization Fund)**

To see what sums the Town will vote to appropriate, and also to raise, borrow pursuant to any applicable statute, or transfer from available funds, for the purposes of the Stabilization Fund in accordance with Chapter 40 section 5B of the Massachusetts General Laws, from which appropriations may be made by a two-thirds vote of an Annual or Special Town Meeting for any purpose for which a municipality may borrow money or for any other lawful purpose; said sum not to exceed ten percent (10%) of the Fiscal Year 2015 tax levy.

Or to take any other action related thereto.

*(Board of Selectmen)*

#### **ARTICLE 112**

##### **(Appropriation: Free Cash)**

To see what sum the Town will vote to transfer from Free Cash in the treasury to meet the appropriations for the current and/or ensuing Fiscal Year and to authorize the Assessors to use in the fixing the tax rate, pass any vote, or take any other action related thereto.



(Board of Selectmen)

\*\*\*\*\*

To act upon and transact any business relative to the foregoing subjects which may, then and there, come before said meeting.

*In addition, you are directed to notify and warn the inhabitants of the Town of Nantucket qualified to vote in Town affairs to go to the Nantucket High School at 10 Surfside Road in said Nantucket, on*

***TUESDAY, THE FOURTEENTH DAY OF APRIL, 2015  
BETWEEN THE HOURS OF 7:00 AM and 8:00 PM***

*for the following purpose:*

To cast their votes in the Annual Town Election for the election of candidates for the following offices:

Moderator	One for a term of one year
Selectman	One for a term of three years
School Committee	Two for terms of three years
Historic District Commission	One for a term of three years
Historic District Commission Associate	One for a term of three years
Community Preservation Committee - At Large	Two for terms of two years
Nantucket Housing Authority	One for a term of five years
Nantucket Islands Land Bank Commission	One for a term of five years
Harbor and Shellfish Advisory Board	Two for terms of three years
Planning Board	One for a term of five years
Nantucket Water Commission	One for a term of three years
Siasconset Water Commission	One for a term of three years

And, to cast their vote as "YES" or "NO" on the following ballot question:

1. *Debt exclusion override question pursuant to G. L. Chapter 59, s. 21C(k):*

Shall the Town of Nantucket be allowed to exempt from the provisions of proposition two and one-half, so-called, the amounts required to pay for the bond issued in order to pay costs of professional services for design, permitting, architecture, construction supervision, and other related professional services for the construction, installation and equipping of a fire station at 4 Fairgrounds Road, including the payment of all costs incidental and related thereto?

\_\_\_\_\_YES

\_\_\_\_\_NO

2. *Debt exclusion override question pursuant to G. L. Chapter 59, s. 21C(k):*

Shall the Town of Nantucket be allowed to exempt from the provisions of proposition two and one-half, so-called, the amounts required to pay for the bond issued in order to pay costs of professional services for design, permitting, architecture, construction supervision, and other related professional services, for the construction, installation and equipping of new, and/or additions to existing, school buildings, including land acquisition costs and the payment of all costs incidental and related thereto?

\_\_\_\_\_YES

\_\_\_\_\_NO

3. *Operating override question pursuant to G.L. Chapter 59, s. 21C (g):*

Shall the Town of Nantucket be allowed to assess an additional \$ [REDACTED] in real estate and personal property taxes for the purposes of instituting additional shuttle bus services for the fiscal year beginning July 1<sup>st</sup>, two thousand and fifteen?

\_\_\_\_\_YES

\_\_\_\_\_NO

**SHOULD NOT DO THIS WAY - IF WE ARE SEEKING FUNDS FOR THIS**

\*\*\*\*\*

Hereof fail not and make due return of this Warrant with your doings thereon to the Town Clerk at the time and place of meeting and election aforesaid.

Given under our hands this      day of January in the year Two Thousand Fifteen.

\_\_\_\_\_  
Rick Atherton, Chairman

\_\_\_\_\_  
Robert DeCosta, Vice Chairman

\_\_\_\_\_  
Bruce D. Miller

\_\_\_\_\_  
Matthew G. Fee

\_\_\_\_\_  
Tobias Glidden

SELECTMEN OF NANTUCKET, MA

Pursuant to Chapter 39, section 10 of the General Laws of the Commonwealth and the Warrant of January 21, 2015 I have notified and warned the inhabitants of the Town of Nantucket qualified to vote in Town affairs to appear at the times and place and for the purposes within mentioned by posting said notification on \_\_\_\_\_ at the Stop & Shop on Pleasant Street, the Town and County Building at 16 Broad Street; and upon the Bulletin Boards at the corner of Main and Federal Streets, and Siasconset Square.

Sworn to under pains and penalties of perjury,

\_\_\_\_\_  
Catherine Flanagan Stover, Constable

**TOWN OF NANTUCKET  
OUTLINE FOR ESTABLISHING AN  
HISTORIC DISTRICT COMMISSION  
UNDER G. L. C. 40C**

1. Establishment of a Historic District Study Committee (G.L. c. 40, §4)
  - An Historic District Study Committee may be established in any town by vote of the Board of Selectmen.
  - The Study Committee is established for the purpose of making an investigation of the desirability of establishing an historic district(s) in the Town.
  - The Study Committee must consist of not less than three nor more than seven members.
    - One member must be chosen from two nominees submitted by the local historical society. If there is no local historical society, one member must be chosen from two nominees submitted by the Society for the Preservation of New England Antiquities.
    - One member must be chosen from two nominees submitted by the chapter of the American Institute of Architects covering the area.
    - One member must be chosen from two nominees submitted by the board of realtors, if any, covering the area.
2. Establishment of a Historic District (G.L. c. 40C, §3)
  - An investigation and report on the historical and architectural significance of the buildings, structures or sites to be included in the proposed historic district must be made by the Historic District Study Committee (or by an already existing historic district commission).
  - The report is transmitted to the Planning Board and to the Massachusetts Historical Commission for their respective consideration and recommendations.
  - Sixty or more days after the reports submittal to the Planning Board and the Massachusetts Historical Commission, the Study Committee must hold a public hearing on the report. At least 14 days' notice is required for the public hearing and there are special notice requirements for property owners that would be included in any established historic district.
  - The Study Committee must submit a final report with its recommendations, a map of the proposed district(s) and a draft of a proposed by-law to town meeting.
  - The town must vote by a two-thirds majority to approve the proposed by-law and thereby establish a historic district(s).
3. Establishment of a Historic District Commission (G.L. c. 40C, §4)
  - A historic district commission shall be appointed in a town by the board of selectmen, in the same manner as a historic district study committee unless:
    - The report recommending its establishment recommends alternate or additional organizations to submit nominees for membership, the Massachusetts Historical Commission does not recommend otherwise and the by-law so provides; or

- There is an existing historic district commission in the town which the report recommends should administer the new district and the by-law so provides.
  - Unless the report recommends otherwise, and the by-law so provides, the members of the historic district commission shall include one or more residents of or owners of property in a historic district to be administered by the commission.
4. Historic Districts and Historic District Commissions Created by Special Act (G.L. c. 40C, §16)
- A town in which there is a historic district established under a special law may, upon recommendation of the historic district commission having jurisdiction over such district, accept the provisions of G.L. c. 40C by a two-thirds vote of town meeting.
    - After acceptance, the historic district(s) shall be subject to the provisions of G.L. c. 40C notwithstanding the terms of any special act pursuant to which such historic district(s) were created.

513337/NANT/0011

## **Personnel Compensation Review Committee**

Established by the Board of Selectmen on: June 26, 2013

*Appointed by:* Member representatives appointed by respective Board/Committee/Commission

### *Membership:*

2 members from Board of Selectmen  
2 members from Finance Committee  
1 member from School Committee  
1 member from Airport Commission  
1 member from Nantucket Water Commission

*Staff Assistance:* Town Administration

### *Charge:*

This advisory committee will:

- Review and analyze the compensation practices of the Town of Nantucket on a regular basis -- including health insurance benefits and policies, retirement benefits and policies, and all other benefits associated with Town employment (present and post)
- Obtain and analyze comparative data from other municipalities and the private sector on a regular basis to ascertain whether or not current practices are fair and equitable from both the perspective of the employees and the taxpayer.
- Discussion and development of possible strategies for collective bargaining contract negotiations, including potential discussion in executive session

The data and analyses conducted by the Committee are meant to provide the Board of Selectmen with information needed to consider personnel policy issues going forward.

*Note: The Committee is subject to the Open Meeting Law*

TOWN OF NANTUCKET

BOARD OF SELECTMEN

Appeal of Decision of the  
Nantucket Historic District Commission  
Relative to 29 North Liberty Street  
Assessor's Map 41, Parcel 486

DECISION

Pursuant to Section 11 of Chapter 395 of the Acts of 1970 (the "Act"), as amended, the Board of Selectmen (the "Board") held a public hearing on January 14, 2015, relative to an appeal filed by the property owner-applicant, Michael Maitano, to a decision of the Nantucket Historic District Commission (the "HDC") dated November 13, 2014, in which the HDC denied the application for a certificate of appropriateness for removal of an "ancillary structure" to property located at 29 North Liberty Street.

At the hearing, Attorney Arthur Reade spoke on behalf of the applicant. The Chair of the HDC, Linda Williams, spoke on behalf of the HDC, although she noted that the decision was a split 3-2 decision, and she had voted in the minority, along with HDC Member Ray Pohl, who also presented testimony at the appeal hearing.

Attorney Sarah Alger spoke on behalf of certain abutters to the property in support of the HDC's decision denying the application. Various other members of the public spoke for and against the decision, as reflected in the meeting minutes.

I. Standard of Review

Section 11 of the Act provides a right of appeal to the Board of Selectmen "by any person aggrieved by the ruling of the Historic District Commission" and requires that the Board of Selectmen "shall hear and act upon such appeals promptly, and the decision of the Board shall be as determined by a majority vote of the members of the Board."

In reviewing a ruling by the HDC on appeal, the Board is mindful of the fact that the Act confers "substantial discretionary power" to the HDC "with respect to the appropriateness of exterior architectural features," and that the right of appeal to the Board is "not to be taken as transferring that discretionary power to the Board" but only as a means of confining the Commission's power "within authorized limits or to prevent its abuse, for example, by decisions based on peculiar individual tastes." Gumley v. Board of Selectmen of the Town of Nantucket, 371 Mass. 718, 723 (1977). In other words, the Board must be careful not to substitute its judgment for that of the HDC and must not overturn the HDC's ruling unless it finds it was based on legally untenable grounds or is unreasonable, whimsical, capricious or arbitrary. Id.

## II. Discussion and Vote at Hearing

The applicant alleged that the HDC's decision was arbitrary and capricious and exceeded the authority of the HDC for the following reasons: 1) the HDC has never previously denied approval for removal of a structure that is less than fifty years old and has frequently allowed similar structures to be removed; 2) the denial was based in part on the applicant's failure to show plans for future development at the property; and 3) the denial was based upon an alleged change in the "streetscape," but the structure has only been on the property since 1972, and there had been no structure in that location for an extended period of time prior to 1972.

The record before the Board reflects that the structure is a two-story gambrel style structure which was constructed between 1972 and 1975, and first appears in Assessor's records in 1987. The site of the structure on the property had been vacant for some time before the construction of the structure. The site of the structure had been previously occupied by an ancillary one-story gabled/lean-to type structure. However, the last known evidence of the prior ancillary structure was from the 1890's, and an aerial photo from 1938 shows no structure in that location. It is not known when exactly the prior ancillary structure was removed.

There was a substantial amount of discussion during the appeal hearing on the issue of whether the structure is considered "contributing" to Nantucket's National Historic Landmark status, pursuant to the 2011 update to the designation. Selectman Miller found this testimony to be convoluted. He noted that it was difficult to determine whether the "contributing" structure referred to the structure which was the subject of the application or whether it was merely an "ancillary" structure to another structure on the property, which was the actual "contributing" structure, and which was not proposed for removal. It was also unclear to the Board what the significance of the issue was in relation to the HDC's grounds for denial.

Various parties asserted that the structure is part of the North Liberty Street "streetscape," and that the "streetscape" is of particular historical significance and has been described as "iconic."

All parties agreed, and Town Counsel confirmed, that the proper standard for judging the proposed removal of the structure is under Section 6 of the Act, i.e. whether removal of the structure from this setting is "detrimental to the public interest."

Selectman Miller and Selectman DeCosta questioned the validity of the HDC's conclusion that the removal of the structure would be "detrimental to the public interest." Selectman DeCosta noted that he had grown up in this area and clearly remembered that for many years, there was no structure located on this particular portion of the property, and that he believed the HDC's decision was clearly arbitrary and capricious. Selectman Miller also questioned the rationale for the decision in light of the fact that the applicant was presented evidence of numerous other permitted removals of structures which were of allegedly much greater historic significance than the structure at issue.



Selectman Miller asked Town Counsel for an opinion on this issue and Town Counsel noted that one would have to find that the other permitted removals were sufficiently analogous to this application in order to support a possible finding that the denial was arbitrary and capricious. Selectman Fee and Chairman Atherton expressed difficulty with the concept of overturning the HDC's denial as "arbitrary and capricious" based upon the record before them, and noted that the Board must be careful not to substitute its judgment for that of the HDC.

Chairman Atherton closed the public hearing. Selectman Miller moved to remand the matter to the HDC. This motion passed 4 to 1. Although the Board did not specify instructions to the HDC in its remand order, the HDC should consider the foregoing issues, questions, and comments raised by the selectmen during the appeal hearing. After the vote, Selectman Glidden also encouraged the parties interested in this matter to engage in a cooperative effort to resolve their differences so that further appeals are unnecessary.

WHEREFORE, the matter is hereby remanded to the HDC for a further hearing consistent with this decision.

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 2015.

Town of Nantucket  
Board of Selectmen

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